







Aysgarth Rise, Bridlington, YO16 7HX

- Beautifully Presented Detached Home
- Two Bathrooms
- Conservatory
- Desirable Location
- Three Bedrooms
- Kitchen With Dining Area & Utility Room
- Well-Maintained Rear Garden, Driveway & Garage
- EPC Rating: TBC

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Asking Price £260,000

20 Aysgarth Rise, Bridlington, YO16 7HX

DESCRIPTION

This beautifully presented three-bedroom detached property offers a spacious and versatile home, making it an ideal choice for family living. Located on Aysgarth Rise, the property enjoys a fantastic position close to local shops, the popular Friendly Foresters pub, primary and secondary schools, and transport links.

Stepping inside, you are welcomed by an entrance hallway with a convenient downstairs WC. The hallway leads through to a bright and airy front-facing lounge, with a feature fireplace which creates a lovely focal point to the room. The lounge flows seamlessly into the dining area, providing plenty of space for family dining and entertaining. From here, patio doors open into the conservatory, which is currently used by the owners as an additional sitting room and enjoys pleasant views over the rear garden.

The kitchen is fitted with a range of wall and base units, providing ample storage and preparation space, alongside a useful casual dining area which has access to the outside patio area. A separate utility room completes the downstairs, offering further convenience and practicality.

To the first floor, there are three well-proportioned bedrooms, comprising two spacious double bedrooms and a further single bedroom. The main bedroom benefits from a modern en-suite shower room, while the remaining bedrooms are served by a family bathroom, fitted with a three-piece suite including a bath with shower over and tiled walls.

Externally, the rear garden has been well maintained and features a lawn, flower borders and a seating area, creating a lovely space to relax and enjoy the outdoors. To the front, there is a driveway providing off-road parking and access to a single garage.

Offering spacious accommodation, a lovely garden and a fantastic location, this wonderful home has everything needed for comfortable family living. Beautifully presented and ready to move into, this is a property not to be missed. Schedule a viewing today!










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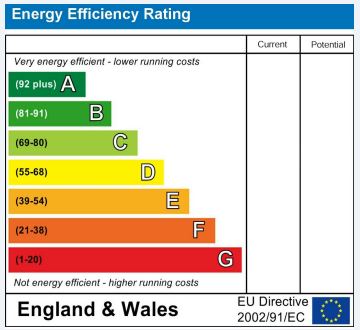
ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

Viewings

Please contact bridlington@hunters.com,if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

The Property Ombudsman

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