

# HUNTERS®

HERE TO GET *you* THERE



## Lansdowne Road

Bridlington, YO15 2QU

Asking Price £154,950



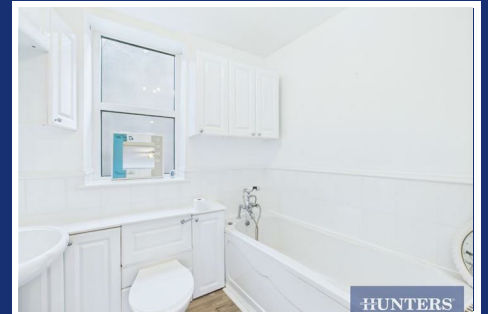
Council Tax: A



# 21 Lansdowne Road

Bridlington, YO15 2QU

Asking Price £154,950



Situated in a convenient location close to the seafront, this versatile property comprises two self-contained apartments, each with its own separate entrance—one on the ground floor and one on the first floor—offering an ideal opportunity for investors or multi-generational living.

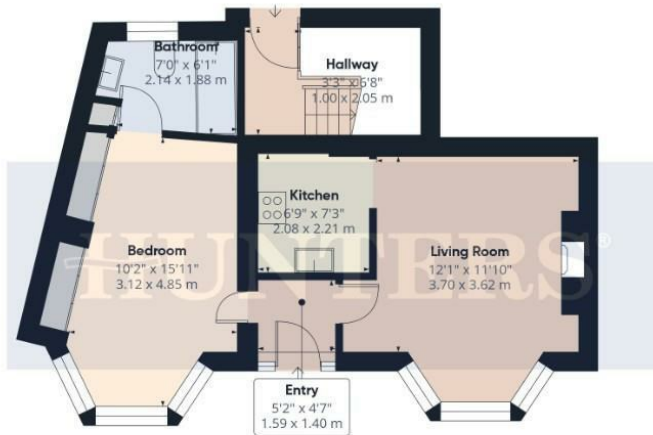
## One-Bedroom Ground Floor Flat

This spacious flat features a generous living room enhanced by a charming bay window, flooding the space with natural light. The kitchen is well-appointed with an integrated oven and hob, along with ample cupboard space to meet all your cooking and storage needs. The double bedroom also benefits from a bay window and includes a built-in wardrobe for added convenience. A well-presented three-piece bathroom suite completes the layout, featuring a bath with an overhead shower.

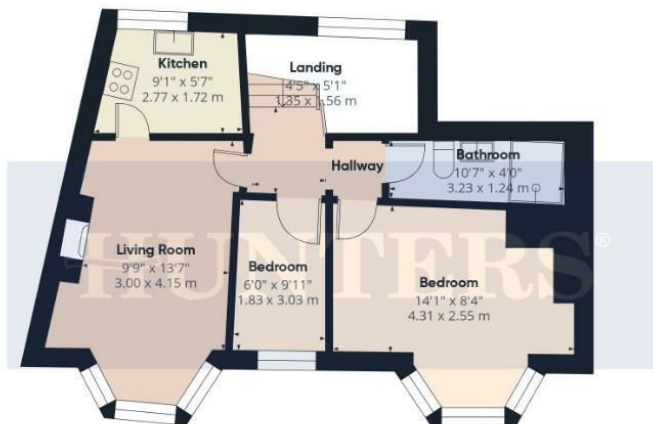
## Two-Bedroom First Floor Flat

The first-floor flat mirrors the sense of space and comfort, boasting a bright and airy living room with a bay window. The kitchen includes an integrated oven and hob, along with practical counter space for meal preparation. The flat offers two bedrooms: a spacious main bedroom with a bay window that adds character and light, and a second bedroom ideal for guests, children, or use as an office. A stylish three-piece bathroom is fitted with a walk-in shower. An additional built-in storage cupboard provides practical extra space—a valuable feature for any tenant or resident.

This property offers excellent potential for rental income or as a dual-occupancy home. Early viewing is highly recommended to fully appreciate the size, layout, and investment potential.



Ground Floor



Floor 1

**HUNTERS**

Approximate total area<sup>m</sup>

973 ft<sup>2</sup>

90.3 m<sup>2</sup>

(1) Excluding balconies and terraces.

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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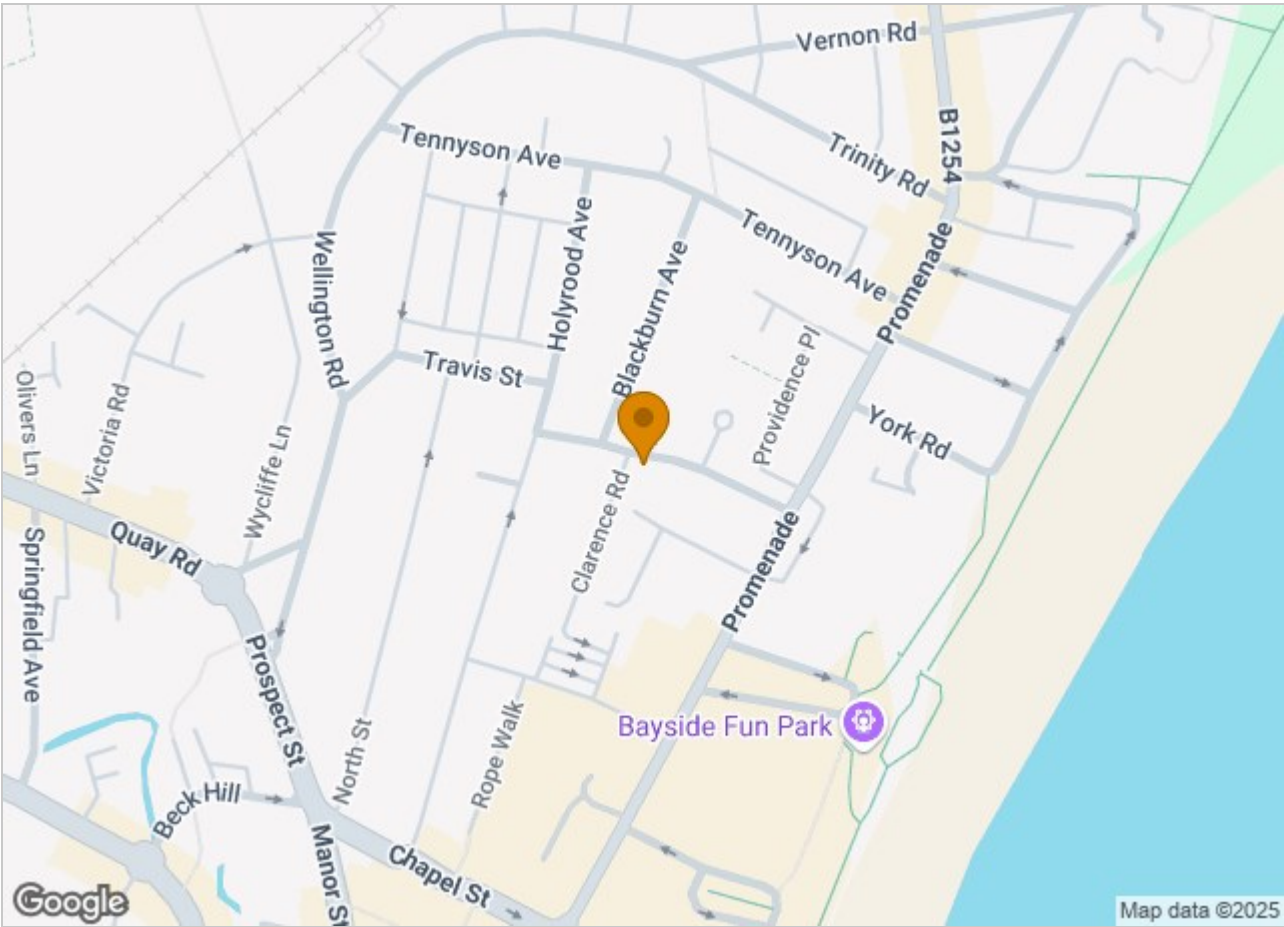
Hybrid Map



Terrain Map



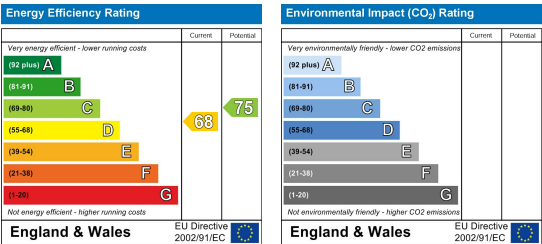
Road Map



Viewing

Please contact our Hunters Bridlington Office on 01262 674252 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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.