Melville Court, Filey, YO14 9LH

- First Floor Apartment
- Allocated Parking
- Communal Areas
- Three Bedrooms
- Great Location
- EPC - F

Asking Price £220,000

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DESCRIPTION

A well-presented and versatile three-bedroom first-floor apartment situated within the popular Melville Court development in Filey. The property offers spacious and flexible accommodation throughout, together with allocated parking within a carport and access to a communal patio area.

The apartment is entered via a communal entrance, with stairs and a lift leading to the first floor and an entrance hall providing access to the accommodation. The generous living room provides a comfortable and welcoming space for relaxing and entertaining.

The kitchen is fitted with a range of wall and base units, providing useful storage and preparation space. There is space for freestanding appliances, with plumbing provided for both a washing machine and dishwasher, creating a practical kitchen for everyday use.

There are three bedrooms, offering excellent flexibility for a variety of requirements. The third bedroom is currently used by the owner as a dining room, although it could easily be returned to use as a bedroom or alternatively used as a home office, hobby room or additional reception space. The property is completed by a three piece bathroom.

Externally, the property benefits from one allocated parking space within a carport, providing convenient off-road parking. There is also a communal patio area which the current owner makes use of for practical purposes such as washing and airing laundry.

Melville Court is ideally positioned for enjoying everything Filey has to offer, with Glen Gardens, The White Lodge, Filey Bandstand and Crescent Gardens all close by. Filey town centre is also within easy reach, offering a range of local shops, cafés, restaurants and everyday amenities, while the promenade and beautiful sandy beach are nearby.

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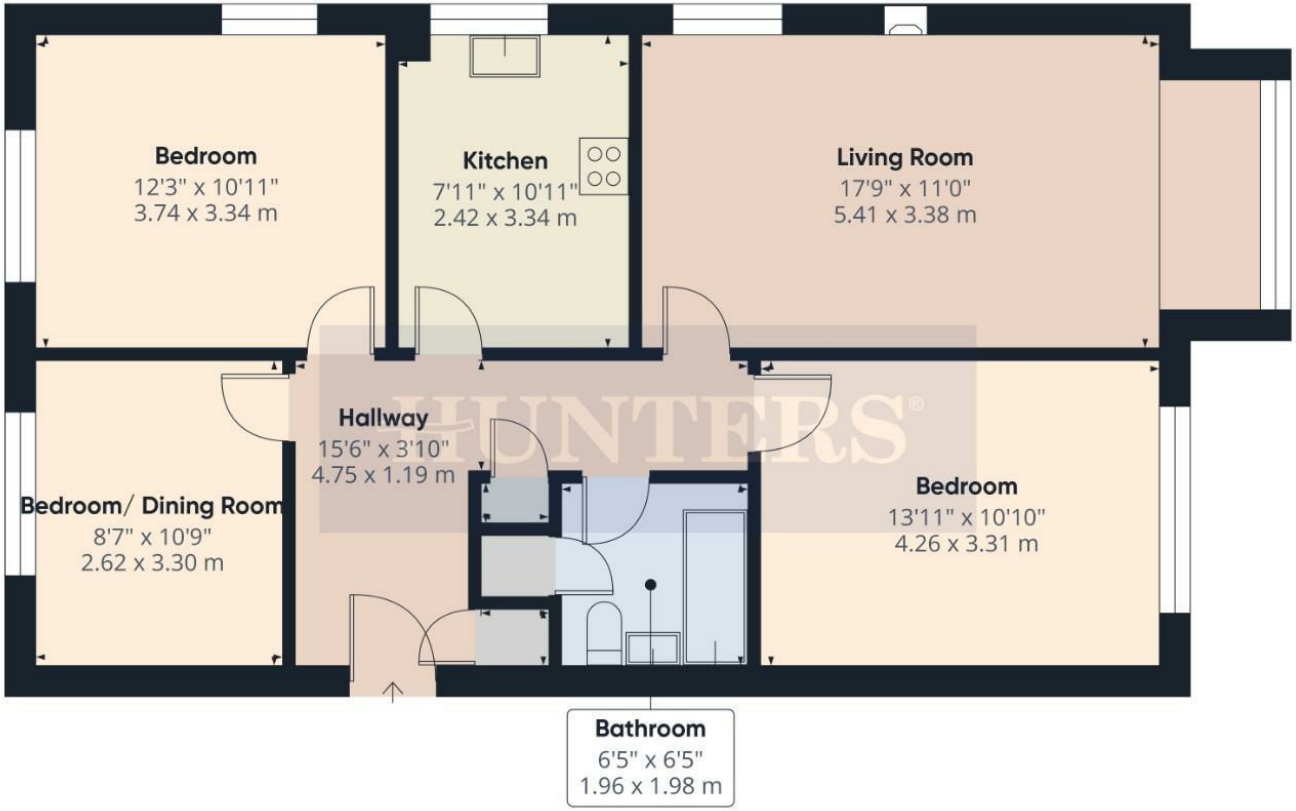

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Approximate total area(1)
864 ft²
80.4 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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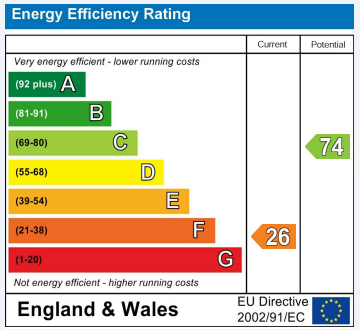
ENERGY PERFORMANCE CERTIFICATE

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.

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Viewings

Please contact filey@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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