







Cedar Grove, Filey, YO14 9NX

- Detached Bungalow
- Ample Off-Road Parking
- No Onward Chain
- Two Bedrooms
- Generous Rear Garden
- EPC Rating: B

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DESCRIPTION

Hunters are delighted to bring to the market this beautifully presented two-bedroom detached bungalow, occupying a generous plot within the sought-after Cedar Grove in Filey. Benefitting from an EPC rating of D and offered with no onward chain, this attractive home offers bright, well-proportioned accommodation, a generous rear garden and ample off-road parking.

The accommodation opens into a spacious reception room, ideal for use as a dining room. The modern fitted kitchen is fitted with a range of stylish wall and base units, generous worktop space and provides access to the side of the property. To the rear, the impressive living room is flooded with natural light through sliding doors, leading into a bright and airy conservatory. Overlooking the impressive rear garden, the conservatory provides a fantastic additional reception space, with French doors opening onto the patio to create a seamless connection between indoor and outdoor living.

There are two well-proportioned bedrooms, with the principal bedroom benefitting from fitted wardrobes. The second bedroom offers flexibility and could also be used as a guest room or home office if desired. Completing the internal accommodation is a modern three-piece bathroom.

Externally, the property boasts a beautifully maintained rear garden, mainly laid to lawn with established shrubs, mature planting and patio seating areas, ideal for enjoying the warmer months. To the front is a lawned garden alongside a generous shared driveway providing ample off-road parking and access to the garage.

Situated on the popular Country Park estate, Cedar Grove is a peaceful residential cul-de-sac within easy reach of Filey's town centre, supermarkets, local amenities, excellent transport links and the stunning coastline, making this an ideal home for those seeking comfortable single-storey living.

Early viewing is highly recommended.










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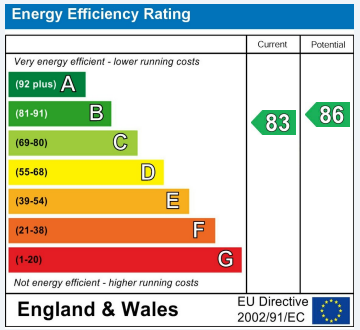

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ENERGY PERFORMANCE CERTIFICATE

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 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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