



Mill Meadows Lane, Filey YO14 0FB

Offers Over £350,000

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# Mill Meadows Lane, Filey YO14 0FB

This stunning 4-bedroom detached home is a true gem, boasting modern luxury and comfort. Nestled in a recently developed neighborhood, the property comes with over 9 years remaining on its NHBC warranty, ensuring peace of mind for years to come. Situated within walking distance of Glen Gardens and Filey beach, the property offers accessibility and ease for a growing family, or those looking for a coastal home with fantastic walks nearby.

Upon arrival, you'll appreciate the convenience of off-street parking and a single garage, making parking a breeze. The exterior showcases a contemporary design that blends seamlessly with the surrounding environment.

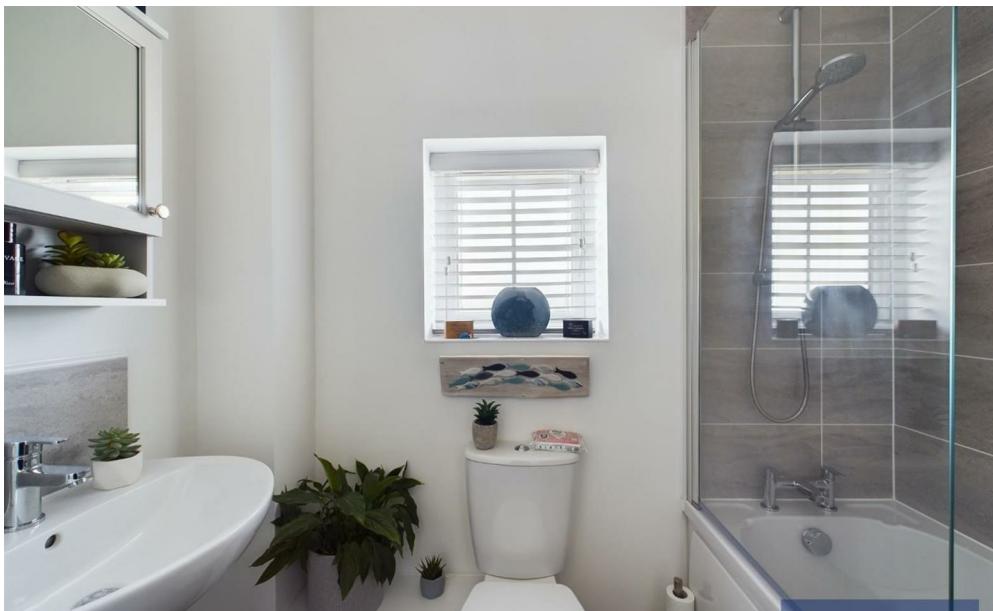
Inside, the home has been meticulously upgraded since its construction, with a high-end kitchen that will delight any culinary enthusiast. Equipped with top-of-the-range appliances including built in fridge and freezer, Quartz worktops, and ample storage space, it's a perfect hub for cooking and entertaining.

To the first floor of the property are 4 bedrooms with fitted bespoke wardrobes, providing both style and functionality. These elegant additions maximize storage and organization while elevating the overall aesthetic of the rooms.

The rear garden is a true highlight, landscaped and beautifully presented with Indian sandstone paving and raised planters. It offers a serene and private outdoor space, perfect for relaxation, gardening, or outdoor dining with family and friends.

In summary, this four bedroom detached home combines the best of modern living with recent upgrades and the assurance of an extended NHBC warranty. With off-street parking, a single garage, a high-end kitchen, and beautifully presented gardens, it's a property that offers both comfort and style for those looking to make a house a home.

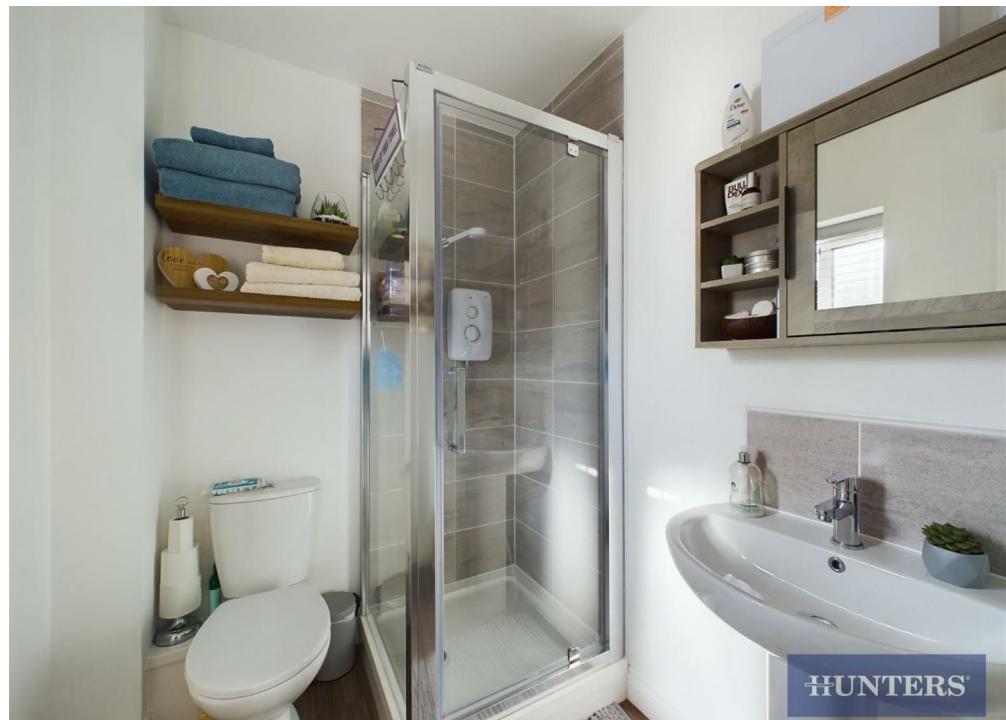








- Detached Family Home
- Detached Single Garage
- Bathroom & En-suite
- Four Bedrooms
- Bespoke Fitted Wardrobes
- NHBC Warranty
- Close to Local Amenities
- EPC - B



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Ground Floor



Floor 1

Approximate total area<sup>(1)</sup>

1174.76 ft<sup>2</sup>

109.14 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.

GIRAFFE360

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	84	94
EU Directive 2002/91/EC		

### Viewing Arrangements

Strictly by prior appointment only through the agent Hunters Filey -  
01723 338958 <https://www.hunters.com>

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