



**Scarborough Road, , Filey, YO14 9NQ**

**£1,100**

**HUNTERS®**  
HERE TO GET *you* THERE

# Scarborough Road, , Filey, YO14 9NQ

## DESCRIPTION

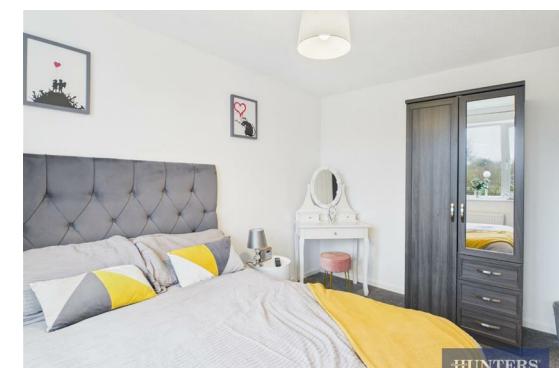
### 3 Bedroom House to Rent – Filey

A well-presented three-bedroom house in a popular area of Filey, offering a modern open-plan layout, good-size garden, off-street parking, and garage.

The ground floor features a spacious open-plan living area leading into a modern fitted kitchen. Upstairs are two double bedrooms, a single bedroom, and a family bathroom.

Externally, the property benefits from a private garden, off-street parking, and a garage.

Ideal for families or professionals.  
Early viewing recommended.

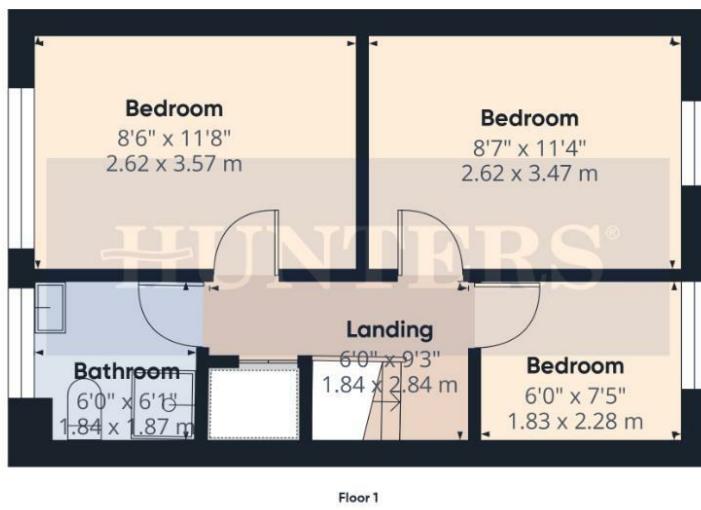






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Approximate total area<sup>(1)</sup>  
715 ft<sup>2</sup>  
66.6 m<sup>2</sup>



W N  
S E

### Viewings

Please contact [fileylettings@hunters.com](mailto:fileylettings@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.

## 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.

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

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.