



Inglebys

Estate Agents



71 Staithes Lane

Staithes, TS13 5AG

£217,500



Set over 3 Floors, a Deceptively Spacious 5-Bedroom Mid-Terraced Residence, with 2x Reception Rooms, and a Breakfast Kitchen offering Wonderful Views over Boulby Cliff. Available with Immediate Vacant Possession, Viewing Is Highly Recommended.



Located in the popular village of Staithes on the North East Coast between Saltburn and Whitby, this is a rare opportunity to acquire a fantastic and versatile home. Set over three floors, the property is bright and airy with wonderful views from the rear. The property has been modernised throughout, and benefits from gas central heating, and uPVC double glazing throughout. Externally, there is a small front walled courtyard garden, and to the rear, a decked patio area, with small rear garden (with pedestrian right of way to the main road). Parking is on street, with Resident Permit Controls in place.

Available with Immediate Vacant Possession and no onward chain, early viewing is advised.

Tenure: Freehold

Council Tax Banding: Scarborough Borough Council Band D

EPC Rating: D

Entrance Vestibule

Entrance Hall

Wooden flooring, staircase to first floor, understairs storage cupboard

Living Room 14'6 (into bay) x 12'1 (4.42m (into bay) x 3.68m)

uPVC bay window, overlooking the forecourt garden, Fireplace with gas fire and feature tiled surround, wooden flooring, radiator

Dining Room 13'2 x 12'1 (into recess) (4.01m x 3.68m (into recess))

uPVC double glazed doors to the rear courtyard, wooden flooring, single radiator

Kitchen 16'2 x 10 (4.93m x 3.05m)

Full range of wall, base units and drawers, laminate worktops, stainless steel sink with mixer tap, electric eye level double oven gas hob, extractor hood, integrated fridge/freezer, dishwasher and washing machine, uPVC window to the rear offering fantastic views, uPVC double glazed door to the rear courtyard, vinyl flooring,

First Floor

Split level landing, the rear section has a recessed cupboard with removable panels giving access to bathroom plumbing, and gives access to the bathroom and study, the front section offers access to the two principal bedrooms, and a further staircase to the Second floor attic bedroom, fitted carpet and radiator

Bedroom One 13'1 x 9'4 (to wardrobes (3.99m x 2.84m (to wardrobes))

uPVC double glazed window to the rear aspect with views towards Boulby and overlooking the rear courtyard and garden. fitted wardrobes to the recesses. One of which houses the wall mounted gas combi boiler, radiator

Bedroom Two 12'2 x 9'11 (3.71m x 3.02m)

uPVC window to the front aspect, period cast iron fireplace, recessed wardrobes, radiator

Bedroom Three 8'10 x 6'10 (2.69m x 2.08m)

uPVC double glazed window to the front aspect, radiator

Bathroom 9'3" x 6'6" reducing to 4'9" (2.83m x 1.99m reducing to 1.46m)

uPVC window to the side aspect, white fitted suite, with panel bath. Multi jet shower, and glazed folding door, low level WC and wash hand basin inset into a vanity unit, wall mirror with built in light, radiator

Bedroom Four 9'11 x 6'3 (3.02m x 1.91m)

Currently fitted as a study, uPVC window to the rear aspect, radiator

Second Floor

Staircase to upper floor and additional Bedroom

Attic Room 17'3 x 16'1 (7'9 between the purlins) (5.26m x 4.90m (2.36m between the purlins))

2 Velux roof windows, radiator, eaves storage

Externally

To the rear of the property, there is an enclosed decked rear yard, with a brick built storage shed, through the back gate, there is a communal lawned area with flowerbeds and a footpath across the back of the terrace. To the front of the property there is a small forecourt garden. On street parking is restricted to resident permit holders or 30 minutes short stay for visitors.

Disclaimer

Please note that all measurements contained in these particulars are for guidance purposes only and should not be relied upon for ordering carpets, furniture, etc. Anyone requiring more accurate measurements may do so by arrangement with our office.

Our description of any appliances and / or services (including any central heating system, alarm systems, etc.) should not be taken as any guarantee that these are in working order. The buyer is therefore advised to obtain verification from their solicitor, surveyor or other qualified persons to check the appliances / services before entering into any commitment.

The tenure details and information supplied within the marketing descriptions above are supplied to us by the vendors. This information should not be relied upon for legal purposes and should be verified by a competent / qualified person prior to entering into any commitment.

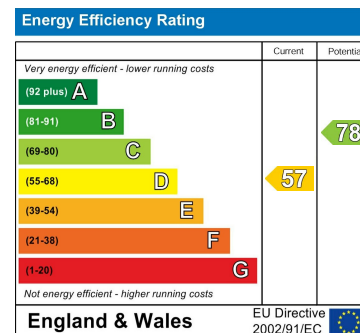
Area Map



Floor Plans



Energy Efficiency Graph



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