



21 Stone Quarry Road, Burniston, Scarborough, YO13 0DF

Offers In Excess Of £400,000

- DETACHED DORMER BUNGALOW
- LARGE DRIVEWAY
- HIGHLY SOUGHT AFTER AREA
- THREE BEDROOMS
- VAST REAR GARDEN
- NO ONWARD CHAIN
- TWO RECEPTION ROOMS
- INTEGRAL GARAGE

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A DECEPTIVELY SPACIOUS, THREE BEDROOM DETACHED, STONE BUILT DORMER BUNGALOW boasting TWO RECEPTION ROOMS in a HIGHLY SOUGHT AFTER AREA. The property benefits from OFF STREET PARKING, INTEGRAL GARAGE and EXTENSIVE, REAR GARDEN. This property would make an IDEAL PURCHASE for somebody looking to make THEIR NEXT MOVE.



Council Tax Band: E



This well-maintained property briefly comprises of; entrance porch leading into the hallway which provides access to the spacious lounge featuring double french doors which lead out into the rear garden. There is a separate, through dining room, perfect for entertaining and a fitted, shaker style kitchen with plenty of wall and base units and integral hob, oven and extractor fan. There is a double bedroom to the ground floor, plus a separate downstairs W/C. To the first floor, there are two sizable double bedrooms, both complete with built in wardrobes providing plenty of storage space. There is also a three-piece family bathroom suite with overhead shower. Externally, the property boasts a large, block paved driveway for multiple vehicles, plus an integral garage which can also be accessed via the hallway from inside the property. The property also benefits from a vast, lawned rear garden which overlooks a natural lake.

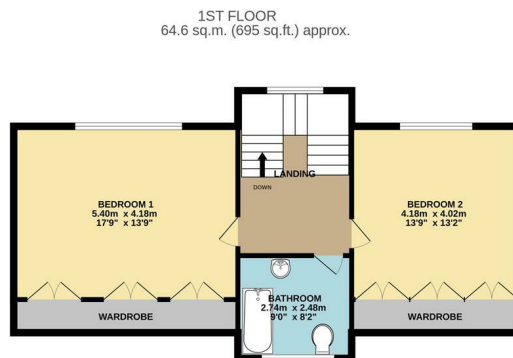
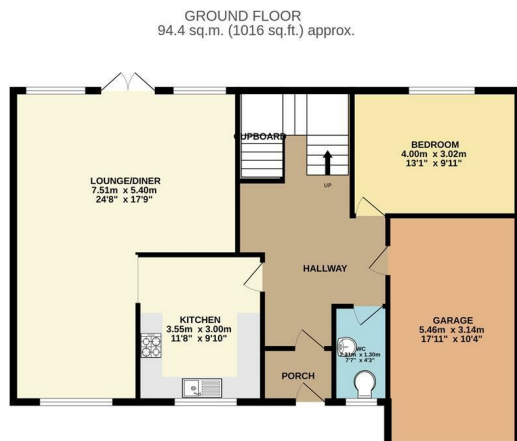
Burniston is a highly sought after village to the North of Scarborough on the A171 Scarborough to Whitby road which provides excellent access to numerous facilities and amenities including: 'Lindhead' village school, two popular public houses, a general store and a village hall with play park and a Methodist church as well as excellent countryside and coastal walks. The property is also near a bus route into Scarborough.

Internal viewing is highly recommended to appreciate the space, finish and gardens that this property has to offer. Call our friendly Sales Team on 01723 377707 to arrange your viewing today!

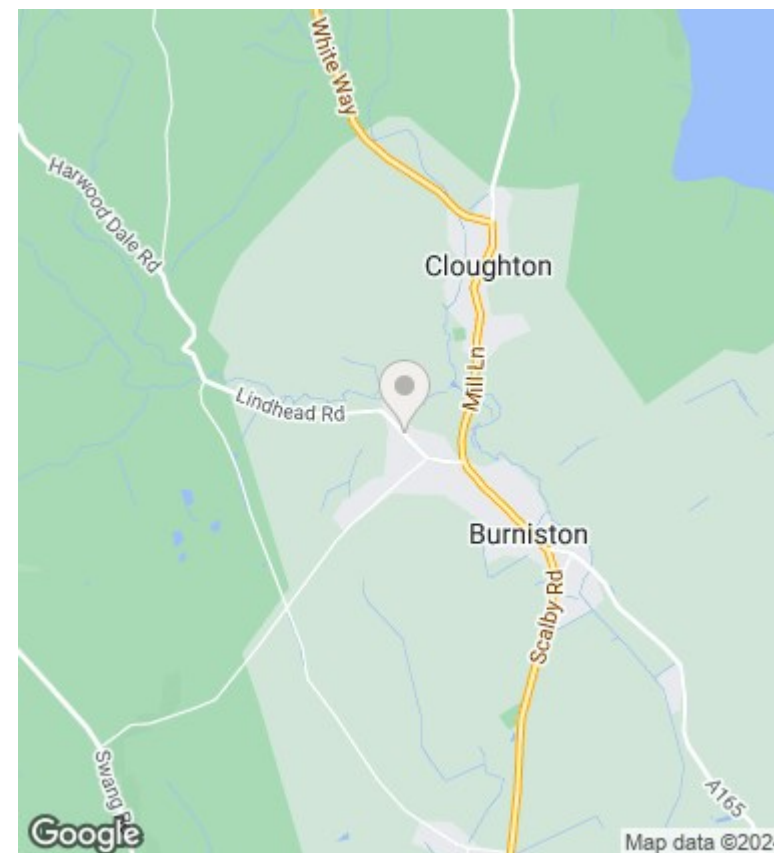








TOTAL FLOOR AREA: 159.0 sq.m. (1711 sq.ft.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only.
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Viewings

Viewings by arrangement only.
Call 01723 377707 to make an appointment.

Council Tax Band

E

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		82
(69-80)	C		
(55-68)	D	65	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
		EU Directive	