



20 Mount Park Avenue, Scarborough, YO12 5HE

£175,000

- *SEMI-DETACHED HOUSE*
- *BRICK BUILT GARAGE*
- *CONVENIENTLY LOCATED*
- *THREE BEDROOMS*
- *DRIVEWAY*
- *IN NEED OF MODERNISATION*
- *TWO RECEPTION ROOMS*
- *REAR GARDEN*
- *APPEALING TO A NUMBER OF BUYERS*

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*Andrew Cowen Estate Agents are proud to present to the market this **TRADITIONAL, THREE** bedroom **SEMI-DETACHED** house boasting **TWO** reception rooms, **LARGE BASEMENT, DRIVEWAY, GARAGE** and a **SOUTH FACING REAR GARDEN**. This property is **CONVENIENTLY LOCATED** and would appeal to a **NUMBER OF BUYERS**.*



Council Tax Band: B



This property briefly comprises; entrance porch with inner hallway providing access into the spacious, bay window lounge with through dining room, accessed via double sliding doors. There is a fitted kitchen with a range of base and wall units. To the first floor, there are three good-sized double bedrooms, two of which are complete with fitted wooden wardrobes, ideal for storage purposes. The property also benefits from two piece bathroom suite with a separate toilet basin adjacent. The property boasts a spacious basement which could be used for multiple purposes and to act as a storage facility. The property also benefits from Gas Central Heating and Double Glazing.

Externally, the property offers a lean to at the rear, providing access into the paved, south facing rear garden and a driveway to the front with brick built garage.

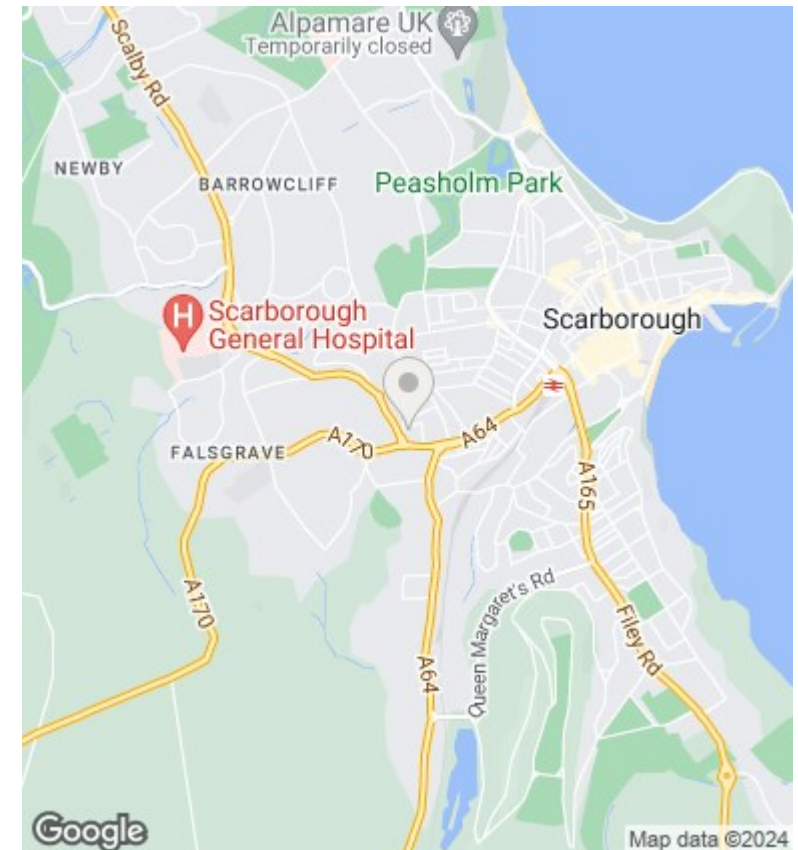
Being located on the popular central Falsgrave area means the property offers excellent access to a wide range of amenities and attractions including access for, North Cliff golf course, Open Air Theatre and a choice of pubs/restaurants not to mention Scarborough North bay and the beach. The property also benefits from local schools, colleges, hospital and offers easy transport both in and out of the town itself.

Viewing is essential to appreciate the space, potential and position that this property has to offer. Please call our friendly Sales Team on 01723 377707 to arrange your viewing today!









Viewings

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

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