



£230,000

22 OAKVILLE AVENUE, SCARBOROUGH, YO12 7NR

- Semi-Detached House
- Four Bedrooms
- Three Reception Rooms
- Enclosed Rear Garden

SITUATED ON THE EVER POPULAR IS THIS WELL PRESENTED FOUR BEDROOM SEMI DETACHED HOUSE WITH REAR GARDEN. PEASHOLM PARK ON YOUR DOORSTEP AND ALL OF THE NORTH BAY AND TOWN CENTRE AMENITIES A SHORT WALK AWAY MAKES THIS A SUPERB LOCATED FAMILY HOME



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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

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TOTAL FLOOR AREA: 1335 sq.ft. (124.0 sq.m.) approx.

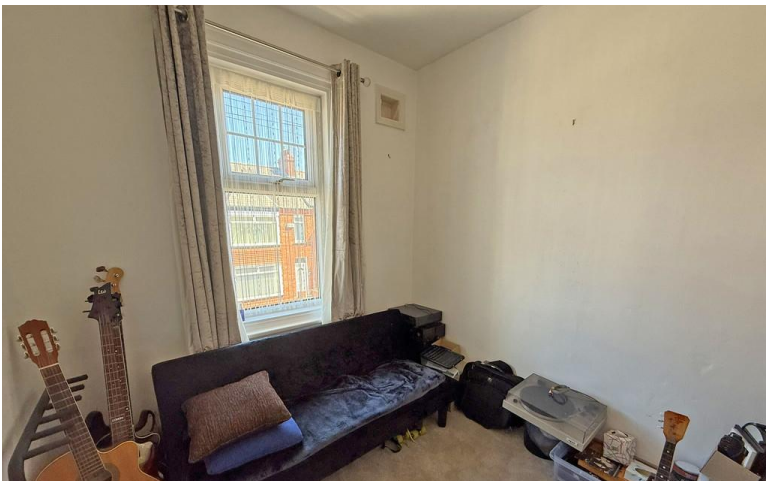
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Property Description

The property when briefly described comprises entrance porch, hallway, bay fronted lounge, rear facing dining room, sun room and kitchen to the ground floor. On the first floor are three well-appointed bedrooms, family bathroom and further separate w/c. to the floor above is the fourth bedroom. Enclosed private garden to the rear.



GROUND FLOOR

PORCH

HALLWAY

LOUNGE
12' 9" x 12' 9" (3.89m x 3.89m)

DINING ROOM
13' 9" x 11' 2" (4.19m x 3.4m)

SUN ROOM
8' 6" x 8' 4" (2.59m x 2.54m)

KITCHEN
14' 2" x 7' 8" (4.32m x 2.34m)

FIRST FLOOR

LANDING

BEDROOM
15' 4" x 11' 3" (4.67m x 3.43m) max

BEDROOM
14' 9" x 11' 3" (4.5m x 3.43m) max

BEDROOM
8' 5" x 7' 8" (2.57m x 2.34m)

BATHROOM
8' 1" x 7' 7" (2.46m x 2.31m)

WC

SECOND FLOOR

BEDROOM
14' 3" x 13' 4" (4.34m x 4.06m) max

OUTSIDE

GARDENS