



Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C		
55-68	D	67 D	
39-54	E		
21-38	F		
1-20	G		



£180,000

6 HARLEY STREET, SCARBOROUGH, YO12 5PY

- Renovated Throughout
- Three Bedrooms
- Open Plan Lounge Diner
- Gardens

IMMACULATE, IN MOVE IN CONDITION. RECENTLY RENOVATED TO A HIGH STANDARD INCLUDING NEW KITCHEN AND BATHROOM, CENTRAL HEATING AND REVIERED. THIS THREE BEDROOM SEMI-DETACHED HOUSE IS PRESENTED TO A SUPERB STANDARD THROUGHOUT WITH ENCLOSED GARDEN TO THE REAR AND THE POSSIBILITY OF OFF-STREET PARKING.



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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



TOTAL FLOOR AREA : 689 sq.ft. (64.0 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

This lovely family home when briefly described comprises entrance hall, bay fronted lounge open plan to the dining room at the rear and new kitchen with integral appliances to the ground floor. On the first floor are three bedrooms and a new white bathroom suite. Enclosed gardens to the rear of the property formerly with off street parking which could be easily reinstated.



GROUND FLOOR

- ENTRANCE HALL
- LOUNGE
12' 3" x 11' (3.73m x 3.35m)
- DINING ROOM
8' 8" x 8' 6" (2.64m x 2.59m)
- KITCHEN
8' 4" x 7' 5" (2.54m x 2.26m)

FIRST FLOOR

- LANDING
- BEDROOM
12' x 11' (3.66m x 3.35m)
- BEDROOM
9' 5" x 9' 3" (2.87m x 2.82m)
- BEDROOM
6' 8" x 6' 8" (2.03m x 2.03m)
- BATHROOM
- OUTSIDE
- GARDENS