



£115,000

115 SEAMER ROAD, SCARBOROUGH, YO12 4EF

- End Terraced House
- Two Reception Rooms
- Two Bedrooms
- Yard And Workshop

A TRADITIONAL TWO BEDROOM END OF TERRACED HOUSE ON THIS DIRECT ROUTE INTO THE TOWN CENTRE. ENCLOSED REAR YARD WITH WORKSHOP, TWO RECEPTION ROOMS, TWO WELL APPOINTED BEDROOMS AND NO ONWARD CHAIN.



TIPPLE UNDERWOOD ESTATE
AGENTS

3 Coldyhill Lane, Scarborough, North
Yorkshire, YO12 6SF

CONTACT

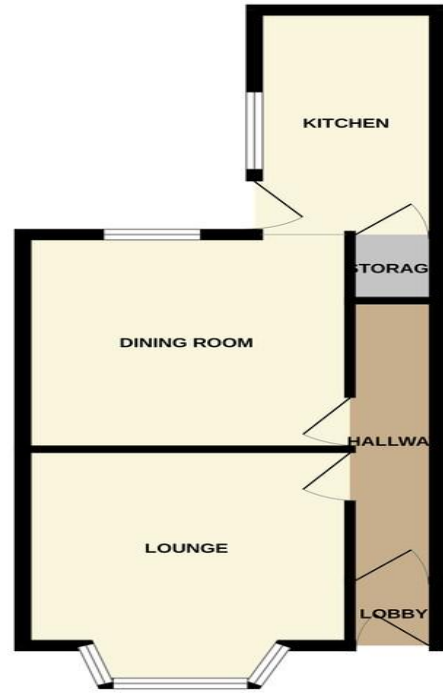
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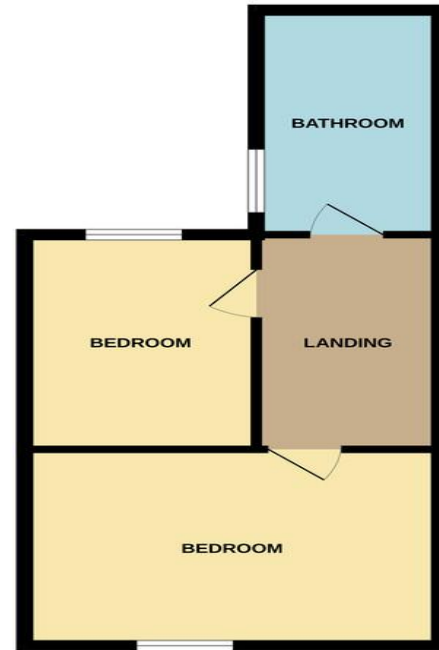
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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy,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

GROUND FLOOR
392 sq.ft. (36.4 sq.m.) approx.



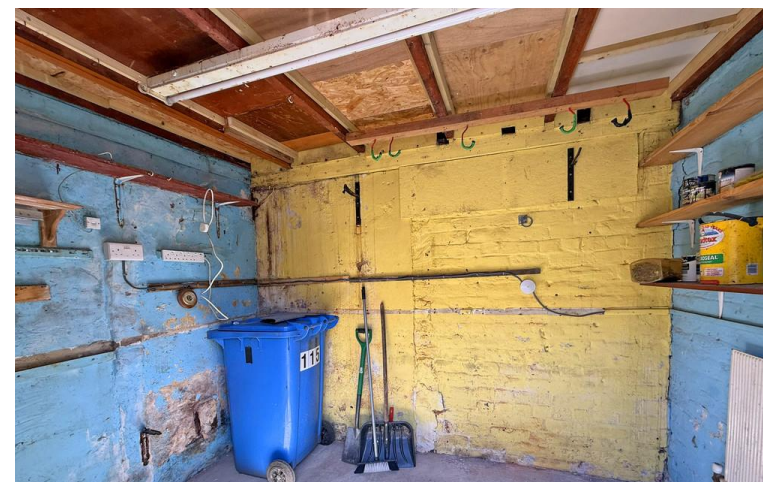
1ST FLOOR
380 sq.ft. (35.3 sq.m.) approx.



TOTAL FLOOR AREA : 772 sq.ft. (71.7 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 details are approximate and no responsibility is taken for any 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 hall, bay fronted lounge, rear facing dining room and kitchen to the ground floor. On the first floor are two well-appointed bedrooms and the bathroom. Enclosed yard to the rear with workshop area.



GROUND FLOOR

ENTRANCE HALL

LOUNGE

12' 3" x 10' 8" (3.73m x 3.25m) max

DINING ROOM

11' 3" x 11' 3" (3.43m x 3.43m)

KITCHEN

11' 9" x 6' 3" (3.58m x 1.91m)

FIRST FLOOR

LANDING

BEDROOM

14' 3" x 10' 10" (4.34m x 3.3m) max

BEDROOM

11' 4" x 8' 6" (3.45m x 2.59m) max

BATHROOM

11' 9" x 6' 5" (3.58m x 1.96m)

OUTSIDE

REAR YARD

WORKSHOP