



**£220,000**

2 ST. MARKS CLOSE, NEWBY, SCARBOROUGH, YO12 6SQ

- Semi-Detached Bungalow
- Two Bedrooms
- Gardens And Parking
- No Onward Chain

SELDOM FOUND ON THE OPEN MARKET, SITUATED ON THIS QUIET CUL DE SAC IN THE EVER-POPULAR NORTH SIDE AREA OF NEWBY. THIS TWO BEDROOM SEMI DETACHED WILL MAKE THE PERFECT HOME WITH BEAUTIFUL GARDENS OFF STREET PARKING AND A LARGE LOFT RIPE FOR CONVERSION.



TIPPLE UNDERWOOD ESTATE  
AGENTS  
3 Coldyhill Lane, Scarborough, North  
Yorkshire, YO12 6SF

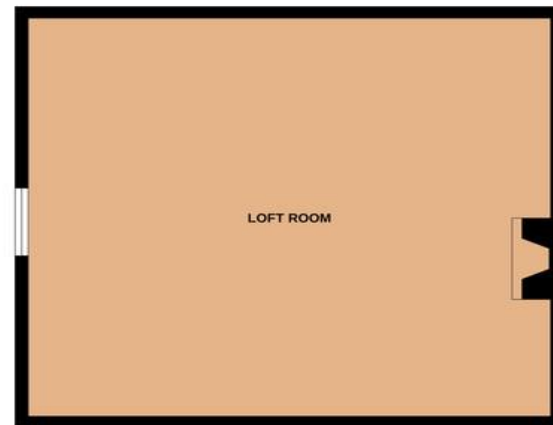
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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy,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

GROUND FLOOR  
673 sq.ft. (62.5 sq.m.) approx.



1ST FLOOR  
454 sq.ft. (42.1 sq.m.) approx.



TOTAL FLOOR AREA : 1126 sq.ft. (104.6 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 two-bedroom bungalow when briefly described comprises entrance hall, living room, kitchen, two well-appointed bedrooms and bathroom. To the floor above is a large loft space with gable window perfect for conversion to offer further accommodation with the necessary permissions. Well-appointed gardens to the outside with storage and off street parking.



## GROUND FLOOR

ENTRANCE HALL

LIVING ROOM  
17' 2" x 13' 2" (5.23m x 4.01m)

KITCHEN  
9' 10" x 9' 9" (3m x 2.97m)

BEDROOM  
13' 2" x 12' 5" (4.01m x 3.78m)

BEDROOM  
9' 10" x 9' (3m x 2.74m)

BATHROOM

LOFT  
23' x 20' (7.01m x 6.1m) Max

## OUTSIDE

GARDENS

DRIVEWAY