



Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C		
55-68	D	58 D	
39-54	E		
21-38	F		
1-20	G		



£160,000

ROSEVILLE, 2 MOUNT VIEW ROAD, CAYTON, SCARBOROUGH, YO11 3SR

- Three Bedrooms
- Semi-Detached House
- Large Garden
- Village Location

A GREAT STARTER HOME, SITUATED ON A QUIET CUL DE SAC IN THE POPULAR VILLAGE OF CAYTON. IN NEED OF SOME IMPROVEMENTS THIS WILL MAKE A FANTASTIC HOME, AS IT HAS BEEN FOR THE PREVIOUS OWNERS. THREE BEDROOMS, LOUNGE AND KITCHEN DINER AND A LARGE GARDEN TO THE REAR.



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

CONTACT
www.tippleunderwood.co.uk
01723 350299
mail@tippleunderwood.co.uk

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

ENTRANCE HALL

LOUNGE
12' 9" x 11' 4" (3.89m x 3.45m)

KITCHEN/DINER
16' 4" x 12' 5" (4.98m x 3.78m) max

REAR PORCH

STORE

FIRST FLOOR

LANDING

BEDROOM
12' 6" x 11' 1" (3.81m x 3.38m)

BEDROOM
12' 6" x 6' 4" (3.81m x 1.93m)

BEDROOM
7' 4" x 6' 9" (2.24m x 2.06m)

BATHROOM

OUTSIDE

GARDENS

Property Description

The property when briefly described comprises, entrance hall, lounge, open plan kitchen diner, rear porch and storeroom to the ground floor. On the first floor are three bedrooms and a family bathroom. Parking to the front of the property and a large garden to the rear mainly laid to lawn.