ELLIS HAY



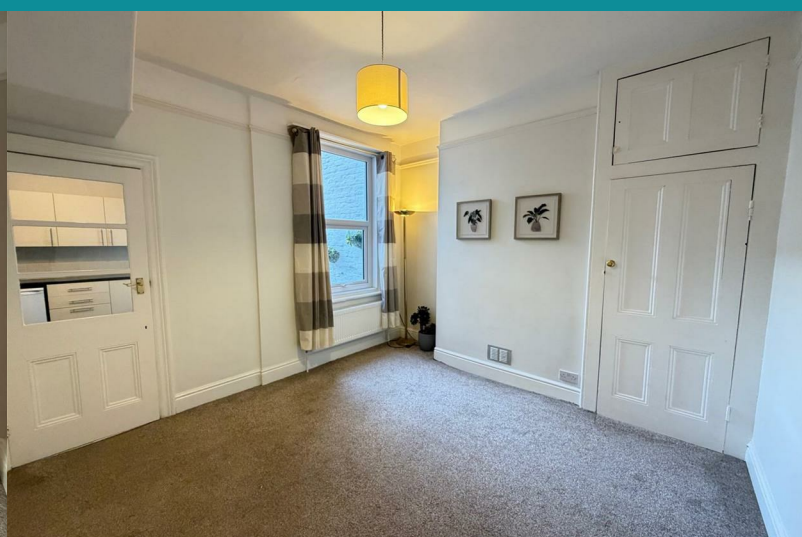
51 St. Johns Road

Falsgrave, Scarborough, YO12 5ES

Guide Price £160,000

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51 St JOHNS ROAD

We are delighted to bring to the market this well-presented three-bedroom mid-terraced property, recently redecorated throughout and conveniently situated within the popular residential area of Falsgrave. Ideally positioned for access to a range of local shops, amenities and schools, the property is also within comfortable walking distance of Scarborough town centre.

Offering well-proportioned accommodation arranged over two floors, the property benefits from gas-fired central heating and uPVC double glazing. The accommodation briefly comprises a lounge, separate dining room and kitchen to the ground floor, with three bedrooms and a bathroom to the first floor. Externally, there is a small yard to the rear.

Appealing to a range of prospective purchasers, including first-time buyers, families and investors, this property offers a great opportunity to acquire a home in a convenient location. Early viewing is highly recommended.

FORECOURTED FRONT

leading to

FRONT DOOR

leading to

HALLWAY

leading to

LOUNGE

with a uPVC double glazed window and radiator

DINING ROOM

with built in cupboard, under stairs cupboard, uPVC double glazed window and radiator

KITCHEN

with a range of base and wall units, stainless steel sink unit, tiled splashback, space for under counter fridge, space for cooker, plumbing for washing machine, uPVC double glazed window, radiator and uPVC door leading outside

UPSTAIRS TO

BEDROOM ONE

with two uPVC double glazed windows overlooking the front, cupboard and radiator

BEDROOM TWO

with uPVC double glazed window and radiator

BEDROOM THREE

with uPVC double glazed window and radiator

BATHROOM

with three piece suite, shower over the bath, vanity wash basin, towel rail and radiator

OUTSIDE

enclosed rear yard, large outbuilding with WC

DIRECTIONS

SATNAV - Postcode YO12 5ES
what3words - ///almost.spoke.hike

HMRC

If your offer on a property is accepted, we are required under HMRC regulations to carry out Anti Money Laundering (AML) identity checks. These checks are conducted by our appointed compliance partner and a fee will be payable by the buyer for this service. Please contact Ellis Hay for further details.

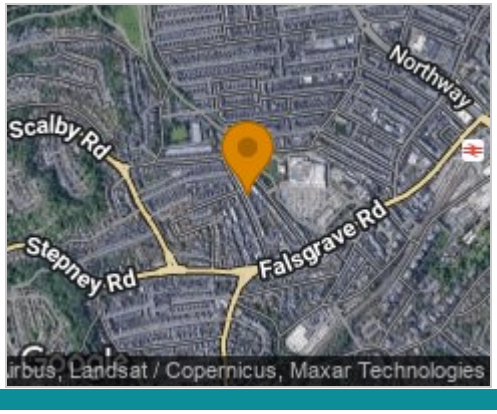




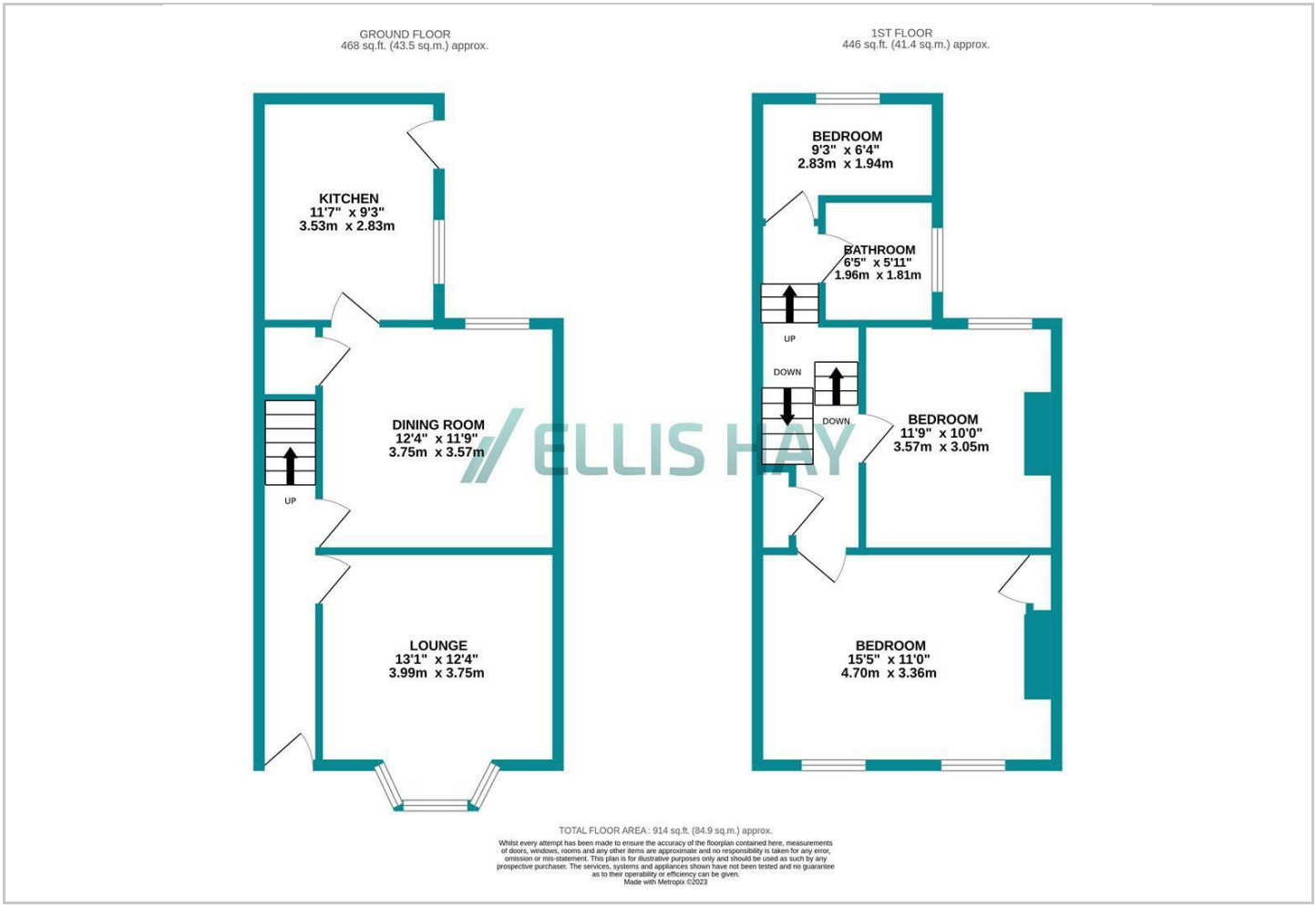





Hybrid Map



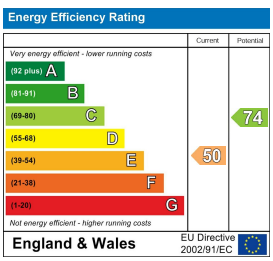
Floor Plan



Viewing

Please contact Ellis Hay on 01723 350077 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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