



34 Deepdale Avenue, Scarborough, YO11 2UF
Price Guide £420,000

CPH
ESTATE AGENTS AND
CHARTERED SURVEYORS



- THREE BEDROOM DETACHED HOME
- WITH A ONE BEDROOM ANNEX
- OFF-STREET PARKING AND GARAGE
- GENEROUS LAWNED GARDENS
- WELL REGARDED SOUTH SIDE LOCATION
- OFFERED TO THE MARKET WITH NO ONWARD CHAIN

This IMPOSING, THREE BEDROOM DETACHED home is well located on Scarborough's sought after SOUTH SIDE and enjoys SPECTACULAR OPEN ASPECT COUNTRYSIDE VIEWS over SOUTH CLIFF GOLF COURSE. The property is ideal for those seeking MULTI-GENERATIONAL LIVING ARRANGEMENTS due to having a ONE BEDROOM SELF-CONTAINED ANNEX, GENEROUS LAWNED GARDENS, OFF-STREET PARKING and a GARAGE.

The accommodation itself briefly comprises of an entrance hallway with stairs leading to the first floor landing and built-in storage, a spacious lounge with a box bay window, a separate dining room with double doors to the gardens, a kitchen fitted with a range of units, a study room and a downstairs WC. To the first floor of the property lies a landing with eaves storage, a master bedroom with an en-suite and wardrobes, two double bedrooms, a bathroom and a separate WC. Outside the house benefits from a driveway leading to a garage to the front aspect. To the rear is a generous lawned gardens which also benefit from the fantastic views therefore a great garden for entertaining and for families.

The property is well located on Scarborough's South Cliff with excellent access to South Cliff Golf Course and also down to Ramshill shopping parade, The Esplanade plus a choice of popular schools both junior and secondary as well as Scarborough college making this an excellent all round family home.

Offered with NO ONWARD CHAIN, internal viewing does come highly recommended and can be arranged via our friendly team in the office on 01723 352235 or by visiting our website www.cphproperty.co.uk





ACCOMMODATION:

GROUND FLOOR

Entrance Hallway
16'4" x 7'10"

Lounge
24'3" x 14'1" max

Dining Room
16'0" max x 11'9"

Kitchen
11'9" x 10'5"

Study
8'2" x 8'2"

Annex Lounge
14'1" x 11'1"

Annex Kitchen
17'4" x 8'2"

Annex Sun Room
9'2" x 8'2"

Inner Hall
4'7" x 2'11"

Annex Bedroom
14'5" max x 11'1" max

Annex Bathroom
9'2" x 4'7"

FIRST FLOOR

Landing
22'7" max x 11'9" max

Master Bedroom
18'8" max into bay x 11'9"

En-suite to the Master
7'6" x 5'2"

Bedroom Two
15'1" x 12'1" max into bay

Bedroom Three
12'1" max x 10'9" max

Bathroom
8'2" max x 7'6" max

WC
5'6" x 2'7"

OTHER:

Garage
18'4" x 12'5"

Details Prepared
TLGV/231122

Interested? Get in touch:

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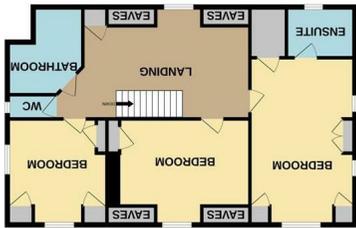
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Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan 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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GROUND FLOOR



1ST FLOOR

