



77 Tennyson Avenue, Bridlington, YO15 2EX

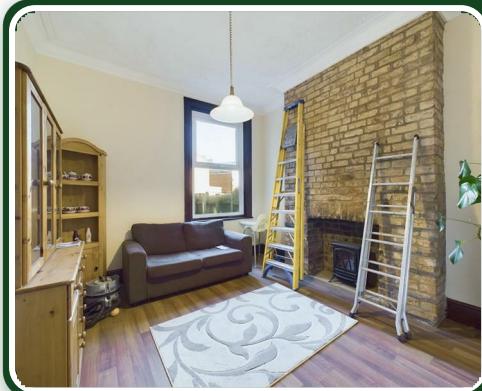
Price Guide £179,950



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Welcome to Tennyson Avenue in Bridlington, this semi-detached house presents an opportunity for those seeking a spacious and traditional family home.

This property has been thoughtfully upgraded by the current owners over recent years, enhancing its appeal.

Situated in a central location, this home is just a stone's throw away from the town centre and a short stroll to the beautiful seafront and beach. This location makes it an excellent choice for a permanent residence, a weekend retreat, or an investment opportunity.

With no ongoing chain, you can move in without delay and start enjoying all that this delightful property and its surroundings have to offer. Whether you are looking for a family home or a seaside escape, this spacious house on Tennyson Avenue is sure to impress.

Entrance:

Upvc double glazed door into inner lobby, stripped floor boards. Door into spacious hallway, understairs storage cupboard, stripped floor boards and central heating radiator.

Lounge:

12'9" x 12'9" (3.89m x 3.89m)

A front facing room, period fireplace, parquet flooring, upvc double glazed bay window and central heating radiator.

Dining room:

12'8" x 11'1" (3.88m x 3.40m)

A rear facing room, feature brick chimney, upvc double glazed window and central heating radiator.

Kitchen/diner:

16'5" x 11'3" (5.02m x 3.43m)

Fitted with a range of modern base and wall units, ceramic

sink unit, electric oven and hob with stainless steel extractor over. Part wall tiled, gas boiler, space for fridge/freezer, two upvc double glazed windows, central heating radiator and upvc double glazed french doors onto the rear garden.

First floor:

Central heating radiator.

Bedroom:

17'8" x 12'8" (5.40m x 3.87m)

A spacious front facing room currently used as a sitting room, electric fire with tiled inset and wood surround. Upvc double glazed window bay window, upvc double glazed window and central heating radiator.

Bedroom:

12'8" x 11'2" (3.88m x 3.41m)

A rear facing double room, upvc double glazed window and central heating radiator.

Bedroom:

11'3" x 6'7" (3.43m x 2.02m)

A rear facing double room, upvc double glazed window and central heating radiator.

Bathroom:

9'2" x 7'10" (2.81m x 2.41m)

Comprises a modern suite, bath with shower attachment, wc and wash hand basin. Part wall tiled, two upvc double glazed windows and central heating radiator.

Second floor:

Upvc double glazed window and access to the eaves.

Bedroom:

12'9" x 10'2" (3.90m x 3.10m)

A rear facing double room, period fireplace, velux window and central heating radiator.

Bedroom:

12'7" x 10'7" (3.86m x 3.25m)

A front facing double room, period fireplace, upvc double glazed window and central heating radiator.

Bathroom:

9'10" x 5'6" (3.02m x 1.68m)

Comprises bath with plumbed in shower over, wc and wash hand basin. Part wall tiled, velux window and ladder radiator.

Exterior:

To the front of the property is a small walled garden.

To the rear of the property is a low maintenance paved courtyard.

Notes:

Council tax band: C

Purchase procedure

On acceptance of any offer in order to comply with current Money Laundering Regulations we will need to see both I.D and proof of funds before we can progress with the sale and send the memorandum of sale.

General Notes:

All measurements are approximate and are not intended for carpet dimensions etc. Nicholas Belt (Estate Agency) Ltd have not tested any gas or electrical heating systems, individual heaters, appliances, showers, glazed units, alarms etc. Therefore purchasers should satisfy themselves that any such item is in working order by means of a survey, inspection etc before entering into any legal commitment.

PURCHASE PROCEDURE: If after viewing the above property you wish to purchase please contact our office where the staff will be pleased to answer any queries and record your interest. This should be done before contacting any Building Society, Bank, Solicitor or Surveyor. Any delay may result in the property being sold to another interested party and valuation fees and legal expenses are then incurred unnecessarily.



Road Map

Hybrid Map

Terrain Map



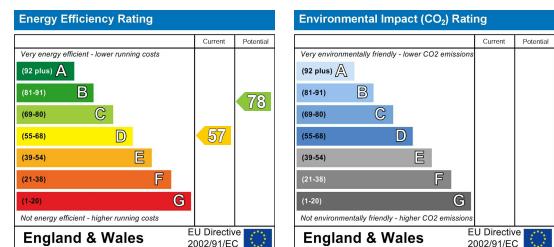
Floor Plan



Viewing

Please contact our Nicholas Belt Office on 01262 672253 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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