

1

Architectural floor plan of a house layout. The plan includes:

- BEDROOM 3:** 8.3" x 6.4" (2.50m x 1.94m)
- BEDROOM 2:** 11.4" x 9.10" (3.46m x 2.99m)
- BEDROOM 1:** 12.6" x 9.10" (3.81m x 2.99m)
- BATHROOM:** 6.7" x 6.4" (2.01m x 1.94m)
- LIVING ROOM:** 12.6" x 14.10" (3.81m x 4.30m)
- DINING ROOM:** 8.3" x 6.4" (2.50m x 1.94m)
- KITCHEN:** 8.3" x 6.4" (2.50m x 1.94m)
- HALLWAY:** 3.46m x 2.99m
- LANDING:** DOWN

374 sq.ft. (34.7 sq.m.) approx.
1ST FLOOR

The floor plan illustrates a house layout with the following dimensions and room names:

- KITCHEN/DINER:** 20.11" x 16.2" (6.37m x 4.94m)
- ENTRANCE HALL:** 3.46m x 3.00m (11.4" x 9.10")
- LOUNGE:** 3.81m x 3.51m (12.6" x 11.6")
- UP:** (Upstairs area)

A large watermark reading "Architectural floor plan" is visible across the center of the diagram.

GROUNDFLOOR
505 sq.ft. (46.9 sq.m.) approx.



80 Newlands Park Crescent, Scarborough, North Yorkshire, YO12 6DS

Harris Shields Collection

An extended three bedroom semi detached home.

- ✓ Extended Semi Detached House
- ✓ Three Bedrooms
- ✓ Two Reception Rooms
- ✓ Large Kitchen Dining Room
- ✓ Garden Shed & Greenhouse Included
- ✓ Close to Local Shops
- ✓ Driveway & Front & Rear Gardens

Asking Price £230,000

Description

This well-proportioned three-bedroom semi-detached property offers flexible living accommodation arranged over two floors, ideal for families and first-time buyers. The ground floor is entered via a welcoming entrance hall with stairs to the first floor. To the front of the property is a bright and comfortable lounge, while to the rear there is a separate family room, providing excellent versatility for modern living. The heart of the home is the spacious kitchen/diner, which offers ample room for dining and entertaining and benefits from good natural light. Upstairs, the first floor comprises three bedrooms, including a generously sized main bedroom and a second double, along with a third bedroom suitable as a child's room or home office. The accommodation is completed by a family bathroom.

Externally, the property enjoys an attractive frontage with a private driveway providing off-street parking, along with front and rear lawned gardens, shed and greenhouse. Conveniently located close to local shops and 950 yards from the beach.



Additional Information

Council tax band C

