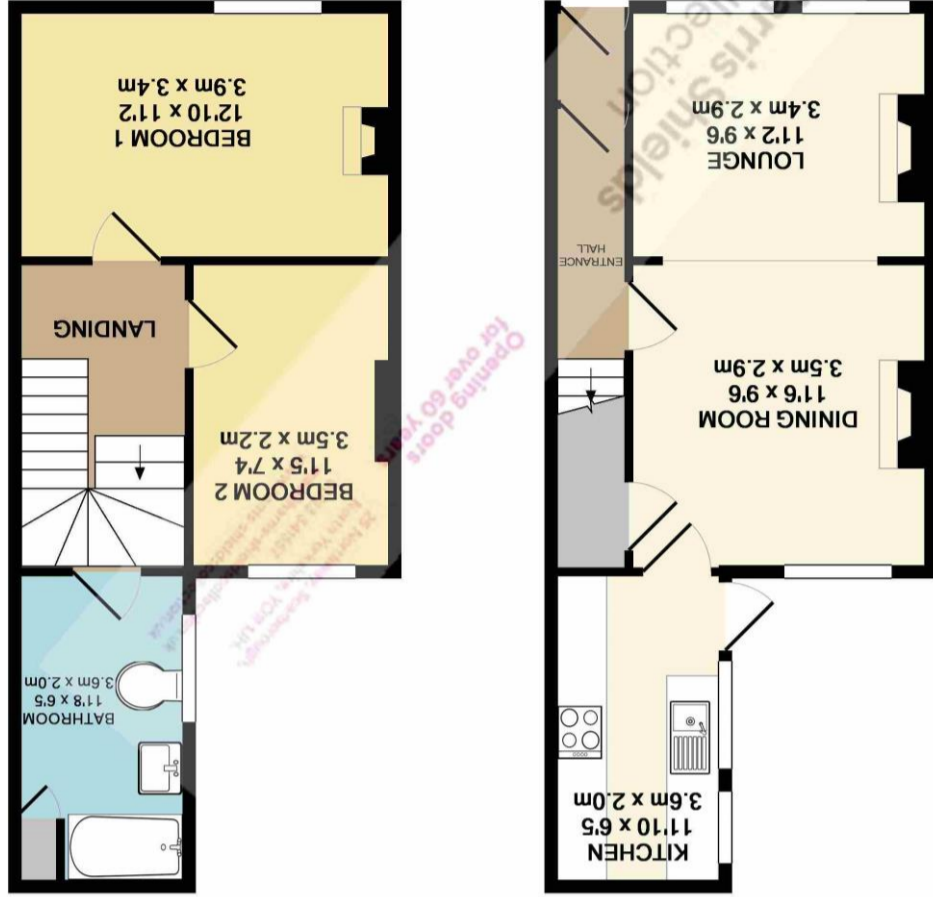


Whist every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used 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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**1ST FLOOR**  
 APPROX. FLOOR AREA 360 SQ.FT. (33.5 SQ.M.)  
**TOTAL APPROX. FLOOR AREA 723 SQ.FT. (67.2 SQ.M.)**  
**GROUND FLOOR**  
 APPROX. FLOOR AREA 363 SQ.FT. (33.7 SQ.M.)



4 Sandringham Street, Scarborough, North Yorkshire, YO12 7QD

Harris Shields Collection

## A two bedroom terraced home.

- ✓ Victorian Terraced Home
- ✓ Two Bedrooms
- ✓ Cul-De-Sac Location
- ✓ Through Lounge/Dining Room
- ✓ Enclosed Rear Courtyard
- ✓ Council Tax Band A
- ✓ Close To Town Centre
- ✓ Would Earn £725 PM on Buy To Let

Asking Price £110,000

# Harris Shields Collection

Harris Shields Collection, 25 Northway, Scarborough North Yorkshire, YO11 1JH

01723 341557

[mail@harris-shieldscollection.uk](mailto:mail@harris-shieldscollection.uk)

<https://harris-shieldscollection.uk/>

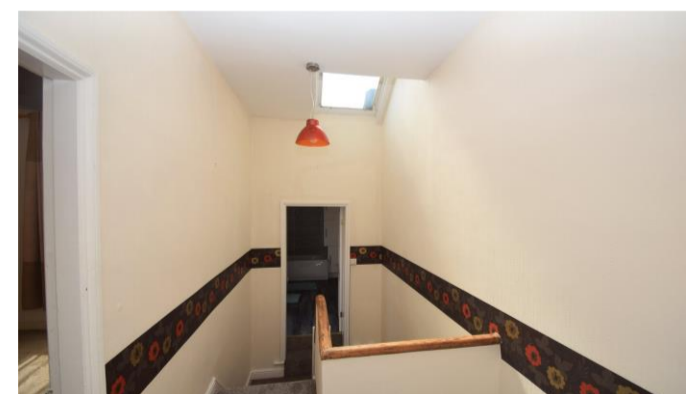
### Description

Situated on a quiet cul-de-sac, this well-presented two-bedroom Victorian terraced home offers characterful accommodation and is ideal for a range of purchasers including first-time buyers and investors. The property benefits from gas central heating, uPVC double glazing and an enclosed private courtyard with a useful outhouse. The accommodation briefly comprises: entrance hallway, a twin-windowed lounge with feature fireplace leading through to a dining room, also with fireplace, along with a useful under-stairs storage cupboard. To the rear is a galley kitchen fitted with an oven and gas hob, with a door providing access to the courtyard.

To the first floor, the property offers a spacious master bedroom with feature fireplace, a second bedroom, and a family bathroom fitted with a white suite, electric Mira shower over the bath, and a cupboard housing the boiler. Externally, there is an enclosed private rear courtyard with an outhouse, providing useful storage and outdoor space. This attractive home offers a blend of period charm and practical living, all set within a quiet residential location. Early viewing is recommended.

### Additional Information

Council tax band A



Opening doors  
for over 60 years

Harris Shields  
Collection