





colin ellis

Constantine Crescent,

Scarborough, YO12 4LQ

Offers Over £185,000

A beautifully presented two bedroom end terrace home offering stylish, well-maintained accommodation throughout. Featuring a modern fitted kitchen with dining area, a spacious living room, two bedrooms and a family bathroom. This attractive property is ideal for first-time buyers, couples or those looking to downsize. Externally, the property benefits from a private driveway providing off street parking and an enclosed rear garden

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PROPERTY DESCRIPTION

The property opens into a welcoming entrance hallway with access to the living room and staircase to the first floor. The spacious living room features neutral décor, a contemporary feature wall and a front facing window, creating a bright and comfortable space for relaxing. To the rear the modern fitted kitchen offers white shaker style units, wood effect worktops, tiled splashbacks, a fitted oven and gas hob with extractor hood. The adjoining dining area provides space for a dining table, with a window overlooking the garden and a glazed door offering direct access outside. A convenient ground floor WC is accessed via an inner hallway adjoining the kitchen.

The first floor comprises two well proportioned bedrooms and a family bathroom. The family bathroom features a white suite comprising a bath with shower over and glass screen, wash hand basin and WC, complemented by tiled walls and a frosted window.

To the front, the property benefits from a lawned garden and private driveway providing convenient off-street parking. The enclosed rear garden is predominantly laid to lawn with established shrubs and timber fencing. A paved patio provides an ideal space for outdoor seating and entertaining.

Overall a stylish and well presented home offering comfortable accommodation, private parking and an enclosed garden. An ideal opportunity for first-time buyers, couples or downsizers, with early viewing highly recommended.

LIVING ROOM
4.54 x 3.60 (14'10" x 11'9")

KITCHEN DINER
2.80 x 4.69 (9'2" x 15'4")

WC
1.51 x 0.94 (4'11" x 3'1")

BEDROOM
4.77 x 2.57 (15'7" x 8'5")

BEDROOM
2.65 x 4.69 (8'8" x 15'4")

BATHROOM
2.41 x 2.02 (7'10" x 6'7")








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Approximate total area(1)

713 ft²
66.4 m²

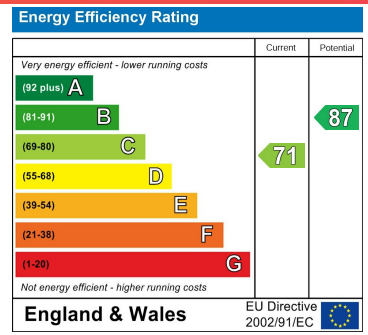
(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

Constantine Crescent - 18864134
Council Tax Band - B
Tenure - Freehold

DISCLAIMER: The agent has not tested any apparatus, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification from their own solicitor or surveyor. Occasionally a wide angle lens may be used. This property was inspected by COLIN ELLIS PROPERTY SERVICES. We always try to make our sales particulars accurate and reliable, but if there is any point which is of particular importance to you, especially if you are considering travelling some distance to view the property, please do not hesitate to contact this office, we will be pleased to check the information for you. Council Tax Band ratings have been provided by DirectGov.



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