



■ **Ulllyotts** ■
Estate Agents

**8 Havelock Street
Bridlington
YO16 4JL**

Mid terraced house

Rear yard

Five bedrooms

Great location for all amenities

Gas CH and uPVC DG

No ongoing chain

**Asking Price Of:
£99,950**



01262 401401

www.ullyotts.co.uk

brid@ullyotts.co.uk

■ Ulllyotts ■



Estate Agents

Market leaders in the area.



Auctions

Online property auctions



Insurance Brokers

Ulllyotts (Insurance) Limited
specialising in personal and
commercial insurance.

Authorised and Regulated by the
Financial Conduct Authority.



Property letting and management

Five star service.



WHAT'S YOURS WORTH?

NEVER BEATEN ON FEES.

www.ullyotts.co.uk

DRIFFIELD
Tel. 01377 253456

BRIDLINGTON
Tel. 01262 401401

PROPERTY PROFESSIONALS SINCE 1891

8 Havelock Street

Bridlington

YO16 4JL



LOCATION

Havelock Street is just off Quay Road, therefore is immediately accessible to all amenities, shops and schools. There is a local bus service that runs into the town centre.

Bridlington is a premier East Yorkshire Coast resort centred around its historic harbour and wonderful bay with over three miles of beaches. The town has attracted seasonal visitors for many decades. The town centre has grown to include many national shopping names and the Old Town is a historic focal point bounded by the Bayle and Priory Church with its four prominent spires. The town is handy for commuting to Hull, York, Beverley and Scarborough.

ACCOMMODATION

This is a great opportunity to purchase a large mid terraced house, offering spacious accommodation with a five bedroomed layout, lounge, diner, kitchen, bathroom, separate WC and rear yard.

The property also benefits from gas central heating, uPVC double glazing and is perfect for a first time buyer, investor or family home. In need of a little bit of upgrading in areas and available with no ongoing chain.

ENTRANCE HALL

15' 4" x 3' 0" (4.67m x 0.91m)

With radiator, vinyl flooring and stairs to first floor.

LOUNGE

14' 11" x 12' 1" (4.55m x 3.68m)

With bay window to front elevation, radiator and feature brick fire place. Opening into dining room.



DINING ROOM

13' 4" x 11' 10" (4.06m x 3.61m)

With window to rear elevation, feature fire place, radiator and under stairs cupboard.



KITCHEN

10' 10" x 7' 2" (3.3m x 2.18m)

With a modern range of wall and base units, worktop over, stainless steel 1.5 bowl sink unit, tiled splashbacks, built in dishwasher, electric oven, gas hob and extractor. Side window and entrance door, radiator and vinyl flooring.



FIRST FLOOR LANDING

A split level landing with radiator.

BEDROOM 1

15' 4" x 12' 1" (4.67m x 3.68m)

With window to front elevation and radiator.



BEDROOM 2

13' 1" x 7' 8" (3.99m x 2.34m)

With window to rear elevation, radiator and storage cupboards.



BEDROOM 3

10' 1" x 7' 7" (3.07m x 2.31m)

With window to side elevation and radiator.



BATHROOM

8' 6" x 3' 10" (2.59m x 1.17m)

A white suite incorporating panel bath, pedestal wash hand basin, heated towel ladder, window to side elevation, laminate tiled flooring and tiled walls.



SEPARATE WC

With low flush WC unit and window to side elevation.



SECOND FLOOR LANDING

With window to rear elevation.

TENURE

Freehold.

BEDROOM 4

16' 6" x 12' 1" (5.03m x 3.68m)

With window to front elevation and radiator.



SERVICES

All mains services connected.

NOTE

Heating systems and other services have not been checked.

All measurements are provided for guidance only.

None of the statements contained in these particulars as to this property are to be relied upon as statements or representations of fact.

Floor plans are for illustrative purposes only.

BEDROOM 5

13' 1" x 9' 0" (3.99m x 2.74m)

With window to rear elevation and radiator.



COUNCIL TAX BAND

Band B.

ENERGY PERFORMANCE CERTIFICATE

Rating E.

VIEWING

Strictly by appointment (01262) 401401 or brid@ullyotts.co.uk

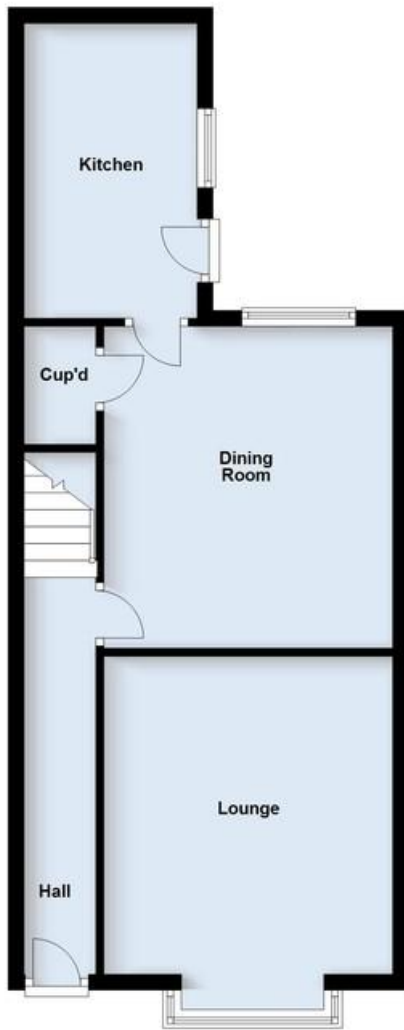
Regulated by RICS

OUTSIDE

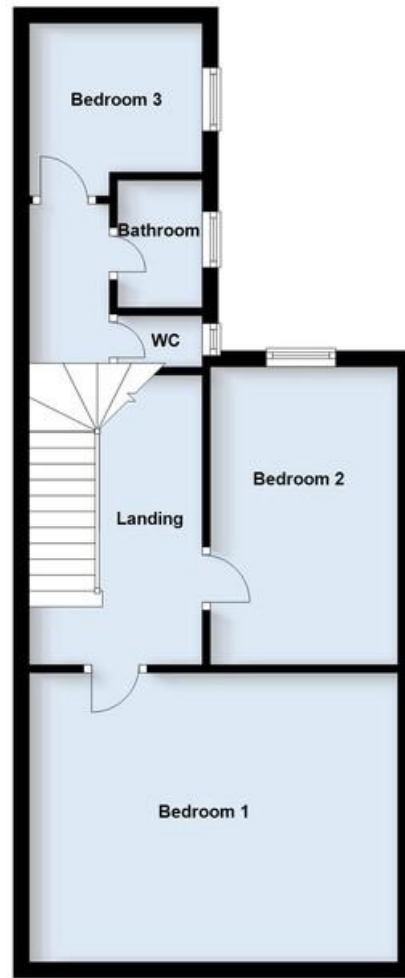
To the front is a shallow forecourt with low boundary wall. To the rear there is a yard area with gated pedestrian access.



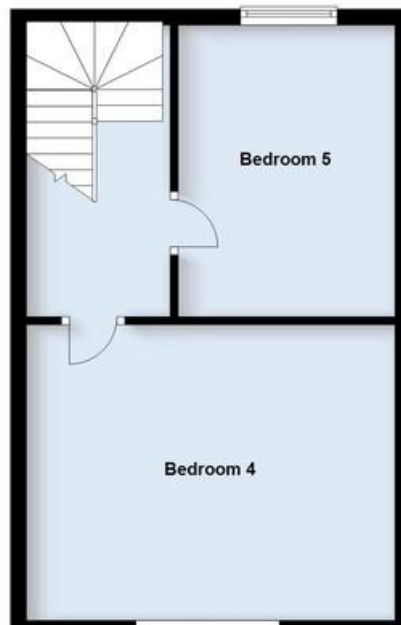
Ground Floor

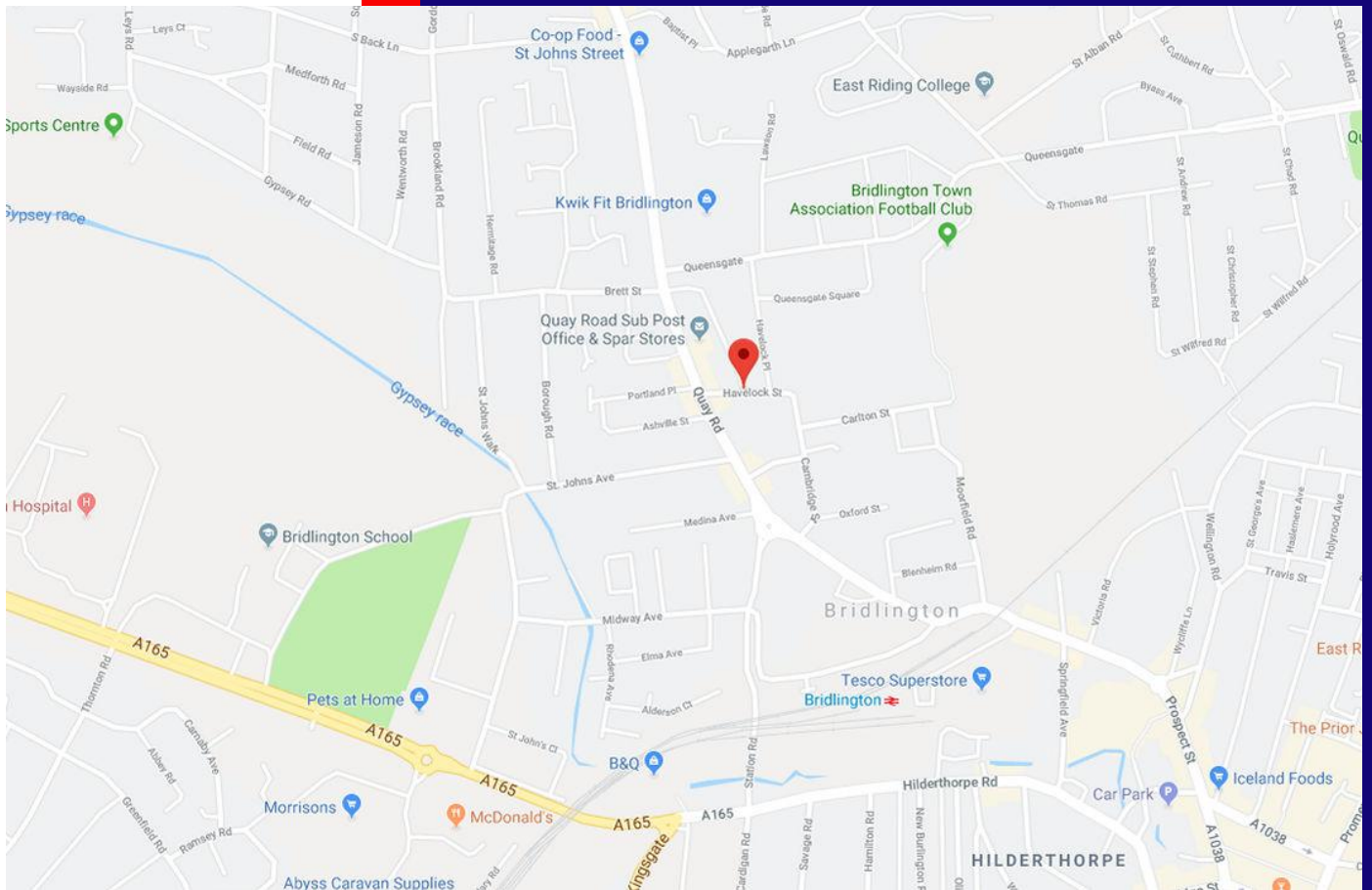


First Floor



Second Floor





01262 401401



16 Prospect Street, Bridlington, YO15 2AL

Also at: 64 Middle Street South, Driffield, YO25 6QG **Tel:** 01377 253456



www.ullyotts.co.uk | www.rightmove.co.uk | www.onthemarket.com