

# Wheeldale Court, Bridlington



**Modern Mid-Terraced House**  
**Excellent Condition Throughout**  
**Three Bedrooms (1 En-Suite)**  
**Lounge**  
**Dining Area**  
**Fitted Kitchen**

**Bathroom/WC**  
**UPVC Double Glazing**  
**Gas Central Heating**  
**Front & Rear Gardens**  
**Garage**  
**No Onward Chain**

Offers Based on  
**£144,000**



**Independent  
Estate Agents**

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# 10 WHEELDALE COURT, BRIDLINGTON

|                            |   |
|----------------------------|---|
| <b>LOCATION</b>            | Situated to the Northern outskirts of Bridlington on a popular recent residential development off Martongate. Nearby amenities include schools, library, supermarket, pub/restaurant and bus route to the town centre.  |
| <b>PROPERTY</b>            | This modern three bedroomed mid-terraced house, which was constructed in 2006 by Barratt, is in excellent condition throughout and benefits from UPVC double glazing, gas central heating, en-suite shower room to master bedroom, neutral décor, garage, gardens and balance of the NHBC guarantee. The property is being offered for sale with no onward chain.               |
| <b>ENTRANCE HALL</b>       | With radiator, staircase leading to the first floor.  |
| <b>GROUND FLOOR WC</b>     | Low flush WC, pedestal hand wash basin.   |
| <b>DINING AREA</b>         | 10'0'' x 7'10'' (3.05m x 2.39m) With UPVC double glazed doors leading to rear garden.   |
| <b>KITCHEN</b>             | 12'5'' x 8'4'' (3.78m x 2.54m) Fitted with a range of wall mounted and base level units with roll edge work tops and tiled surrounds, stainless steel sink unit with mixer tap, built-in stainless steel oven and hob and filter hood over, plumbing for automatic washing machine, wall mounted gas boiler, radiator, understairs storage cupboard, UPVC double glazed window. |
| <b>FIRST FLOOR LANDING</b> | With roof void access hatch, tank and towel storage cupboard.   |
| <b>BEDROOM 1</b>           | 9' 10'' x 9'9'' (3.00m x 2.97m) With front facing UPVC double glazed window, built-in wardrobes with mirrored doors, radiator, UPVC double glazed window.   |
| <b>EN-SUITE</b>            | Fitted with three piece suite comprising, glazed and tiled shower cubicle, pedestal hand wash basin, low flush WC, radiator.  |
| <b>BEDROOM 2</b>           | 14'4'' x 9'10'' (4.37m x 3.00m) With rear facing UPVC double glazed window, radiator.   |
| <b>BEDROOM 3</b>           | 9'6'' x 6'5'' (2.90m x 1.96m) With rear facing UPVC double glazed window, radiator.   |
| <b>BATHROOM/WC</b>         | Fitted with three piece suite comprising panelled bath with mixer shower from taps, vanity sink unit, low flush WC, Radiator, UPVC double glazed window.  |
| <b>EXTERIOR</b>            |   |
| <b>GARAGE</b>              | Single brick built garage situated in a block of three with additional parking space.   |
| <b>FRONT</b>               | Open plan lawned front garden.  |
| <b>REAR</b>                | Private enclosed lawned rear garden with fenced boundaries.   |
| <b>SERVICES</b>            | Mains gas, water and electricity.   |
| <b>COUNCIL TAX</b>         | Band C.   |
| <b>VIEWING</b>             | By appointment through the sole selling agents - HomeFinder of Bridlington Limited.   |

*NB. All measurements are approximate and meant only as a guide. Service connections and/or television/telephone points, aerials, lights, fires, showers, kitchen appliances etc, have not been tested by us. Whilst every effort is made to ensure correctness of the details above, the same are not guaranteed and they do not form part of any contract. Properties are offered subject to being un-sold and/or not under formal contract.*