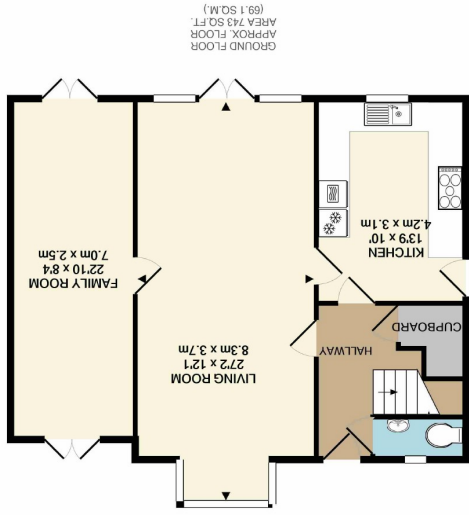
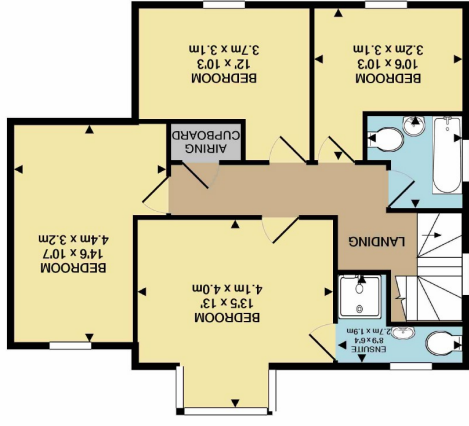


1ST FLOOR  
 APPROX FLOOR AREA 679 SQ.FT.  
 (69.1 SQ.M.)  
 PLOT 1 SHEEPRAKE LANE, SEWERBY, YO15 1DT  
 TOTAL APPROX FLOOR AREA 1423 SQ.FT. (132.2 SQ.M.)  
 Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, corners and any other items are approximate 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 efficacy can be given.  
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1 Sheeprake Lane  
 Bridlington YO15 1DT

**Harris Shields**  
**Collection**

# Harris Shields Collection

14 Promenade, Bridlington, East  
Yorkshire, YO15 2PX

01262 601 704  
estateagents@harris-shieldscollection.uk  
www.harris-shieldscollection.uk

- ✓ Detached House
- ✓ New Build
- ✓ 4 Bedrooms (One with en-suite)
- ✓ 2 Reception Rooms
- ✓ Fitted Kitchen
- ✓ UPVc Double Glazing
- ✓ Gas Central Heating
- ✓ Garage & Gardens

£419,000 Freehold

## Description

NEW BUILD.....4 BEDROOM DETACHED TWO STOREY HOUSE.

Harris Shields are delighted to bring to the market this newly constructed detached house, part of a select development located close to the junction of Martongate & Sheeprake Lane close to the sought after village of Sewerby. Situated approximately 2 miles north of Bridlington famous for its cliff top scenery and walks. The property offers well planned spacious accommodation with the benefit of UPVc Double Glazing and Gas Central Heating and briefly comprises ; Hallway, Ground Floor W.C., Living Room, Family Room, Fitted Kitchen/ Breakfast Room, 4 Bedrooms (one with en-suite), House Bathroom, Front and Rear Gardens Garage measuring 21.25 square metres is situated to the rear with an access road from the main road (garage is supplied with power on a cable suitable to install electric car chargers) and Turning Circle. Local amenities include Restaurant/Pub, Hairdressers, Sewerby Hall & Grounds plus a Supermarket and Primary and Secondary Schools in the very near vicinity. THE PREMISES ARE READY FOR IMMEDIATE OCCUPATION AND VIEWINGS CAN BE BOOKED TO SUIT

## Additional Information

Council Tax band : TBA



Opening doors  
for over 60 years

Harris Shields  
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