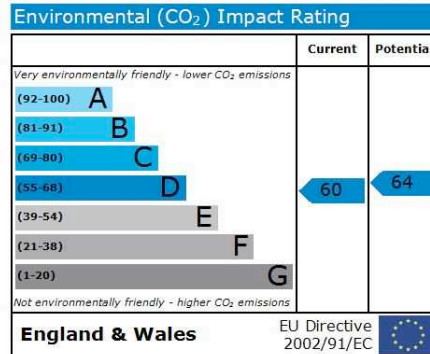
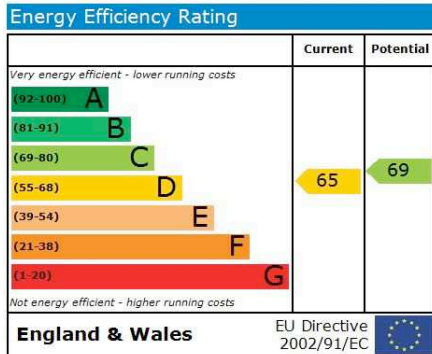


**First Floor Flat, 17 Station Road, Filey
ENERGY PERFORMANCE**



Full HIP available.

OFFICE HOURS:

Monday to Friday	9 am	to	5 pm
Saturday	9 am	to	3 pm
Sunday and Bank Holidays	12 noon	to	2 pm



10 good reasons to choose DMA

- * Open 7 days a week.
- * Prompt efficient service.
- * Coloured photographic details.
- * Free advertising: no sale - no charge.
- * Filey's locally owned independent estate agency.
- * Free market valuation.
- * Free accompanied viewing.
- * Computerised mailing list.
- * Prominent town centre location.
- * Modern walk-round self selection display.

RESIDENTIAL SALES

DMA ESTATE AGENTS

COMMERCIAL SALES

Proprietors: David Mansfield ATTON FNAEA. Elaine ATTON
Gavin Ashley Mansfield ATTON MNAEA.
www.dmaestateagents.co.uk
ESTABLISHED 1992



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DMA

ESTATE AGENTS



**FIRST FLOOR FLAT
17 STATION ROAD, FILEY YO14 9AR**



Leasehold £95,000

FEATURES

- * Recently refurbished split-level spacious two bedroom first floor flat.
- * Located in the centre of Filey.
- * Gas central heating via a combination boiler.
- * Modern kitchen and bathroom.
- * New carpets.
- * New roof.
- * **Sold with immediate vacant possession.**
- * Viewing is recommended.

ACCOMMODATION IN BRIEF

GROUND FLOOR: Communal Front Door to Entrance Hall.
Stairs to:
FIRST FLOOR: Living Room / Kitchen. Two Bedrooms. Bathroom.

26 Belle Vue Street, FILEY, North Yorks. YO14 9HY. Telephone / Fax: 01723 515527
www.dmaestateagents.co.uk / www.propertylive.co.uk

Front Door to:

COMMUNAL ENTRANCE HALL

Stairs to FIRST FLOOR:

Own Door to LOBBY

LIVING ROOM / KITCHEN

5.56m x 4.75m (18'3" x 15'7")

Inset stainless steel sink and drainer. Base cupboards with worktops over. Wall cupboards. Built-in electric hob and oven. Extractor hood above. Plumbing for automatic washing machine. Two radiators. Deep bay and oriel bay windows.



BEDROOM ONE

4.19m x 3.48m (13'9" x 11'5")

Feature Victorian fireplace. Built-in cupboard. Radiator.

BATHROOM

Bath, handbasin and wc in white. Radiator.

BEDROOM TWO

2.77m x 2.18m (9'1" x 7'2")

Radiator. Cupboard housing the gas combination boiler to radiators. Upvc double glazed window.

Council Tax Band A.

DIRECTIONS:

From the DMA office turn left along Belle Vue Street. Follow the one-way system turning left onto Station Avenue. At the roundabout turn right onto Station Road and the property is located on the left hand side opposite the turning for The Avenue.

Viewing strictly by appointment only through DMA Estate Agents