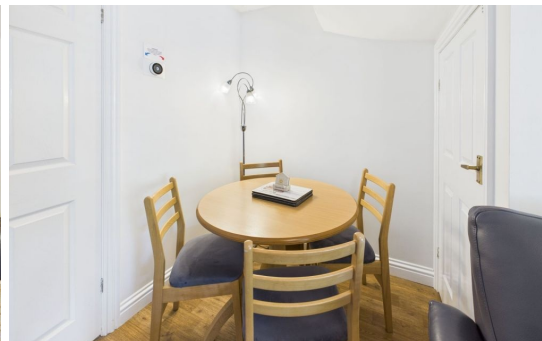




01947 601301

3 GLEDHILL DRIVE, WHITBY

2 BED SEMI-DETACHED HOUSE



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PROPERTY FEATURES

- End of Terrace Stone Cottage with Parking
- Successful Holiday Let that comes Fully Furnished
- Lounge/Diner & Separate Kitchen with Integrated Appliances
- 2 Bedrooms, Bathroom Suite & Downstairs WC
- Gas Central Heating & Double-Glazing Throughout
- West-Facing Patio with Timber Sundeck
- Off-Street Parking for 2 Cars
- Short Walk to Whitby's Harbourside & Town

Type: **SEMI-DETACHED HOUSE**

Availability: **FOR SALE**

Bedrooms: **2**

Bathrooms: **1**

Reception Rooms: **1**

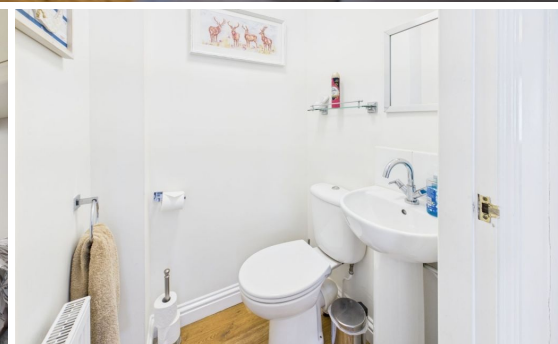
Parking: **DRIVEWAY**

Outside Space: **PATIO**

Tenure: **FREEHOLD**

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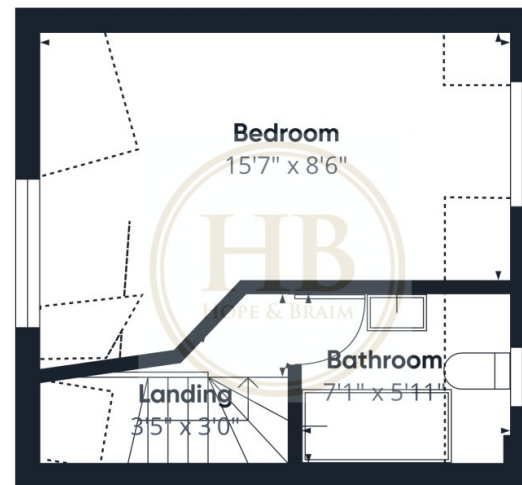
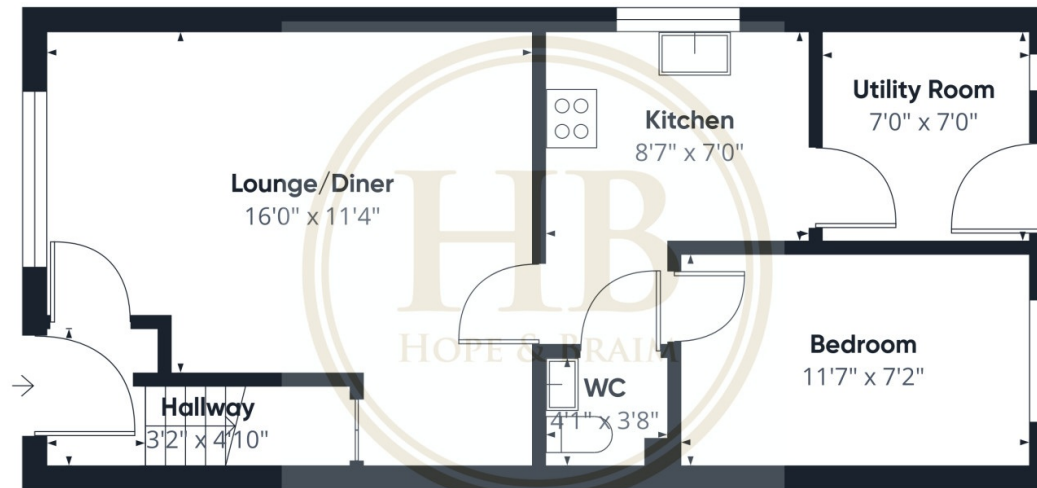
3 GLEDHILL DRIVE, WHITBY- 2 bed Semi-Detached House -£315,000



Hope & Braim are delighted to present this charming end of terrace stone cottage in Whitby to the market. A successful holiday let property with off-street parking located just a short walk from Whitby's historic harbourside and vibrant town centre. This fully furnished cottage is presented in turnkey condition, offering immediate income potential for investors seeking a ready-made holiday rental business in one of Yorkshire's most popular coastal destinations. The accommodation comprises a welcoming lounge/diner that provides comfortable living space for guests, flowing seamlessly into a separate kitchen fitted with a comprehensive range of integrated appliances. There is also a utility room that has a countertop with white goods underneath. Completing the ground floor is a well-appointed bedroom and a convenient downstairs WC, providing flexible accommodation options that are particularly appealing to guests with mobility considerations. Upstairs, a further bedroom provides additional sleeping accommodation, served by the family bathroom suite that completes the first-floor layout. The property benefits from gas central heating and double-glazing throughout, ensuring year-round comfort and energy efficiency that appeals to guests in all seasons. Outside, the property features an attractive west-facing patio that captures the evening sun, enhanced by a timber sundeck that extends the outdoor entertaining space. This outdoor provision is particularly valuable for holiday guests seeking to make the most of the coastal location. The property includes off-street parking for two cars, a significant advantage in Whitby where parking can be challenging and is highly valued by visitors. The location offers the perfect balance of convenience and tranquillity, being close enough to Whitby's attractions including the famous harbour, historic abbey, and excellent dining scene, while providing guests with a peaceful retreat. This established holiday let trading under the name "Estuary View" represents an exceptional opportunity to acquire a proven rental business in a prime coastal location.



3 GLEDHILL DRIVE, WHITBY- 2 bed Semi-Detached House -£315,000



Approximate total area⁽¹⁾

662 ft²

Reduced headroom

36 ft²

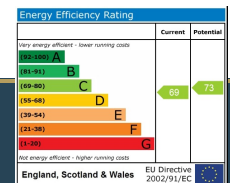
(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft

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

GIRAFFE360



Disclaimer: This brochure and property details are a representation of the property offered for sale or rent, as a guide only.

Brochure content must not be relied upon as fact and does not form any part of a contract. Measurements are approximate.

No fixtures or fittings, heating system or appliances have been tested, nor are they warranted by Hope & Braim or any staff member in any way as being functional or regulation compliant.

Hope & Braim do not accept any liability for any loss that may be caused directly or indirectly by the brochure content, all interested parties must rely on their own, their surveyor's or solicitor's findings.

We advise all interested parties to check with the local planning office for details of any application or decisions that may be consequential to your decision to purchase or rent any property.

Any floor plans provided should be used for illustrative purposes only and should be used as such by any interested party.

