



01947 601301



FERNLEIGH, ROBIN HOODS BAY

5 BED SEMI-DETACHED HOUSE



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PROPERTY FEATURES

- Victorian Villa with a Garden & Parking
- Period Features including High Ceilings & Fireplaces
- 2 Reception Rooms & Breakfast Kitchen
- 5 Double Bedrooms & 5 En-Suite Bathrooms
- Gas Central Heating & Double-Glazing Throughout
- Landscaped Garden with Summerhouse

Type: **SEMI-DETACHED HOUSE**

Availability: **FOR SALE**

Bedrooms: **5**

Bathrooms: **5**

Reception Rooms: **2**

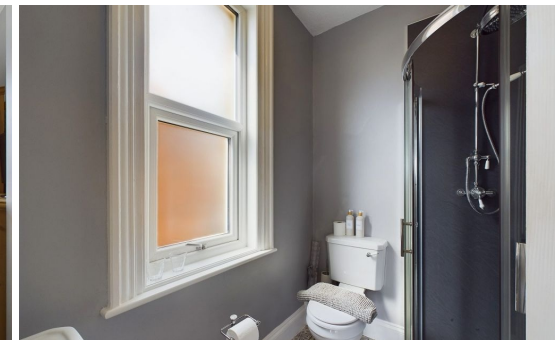
Parking: **DRIVEWAY**

Outside Space: **GARDEN**

Tenure: **FREEHOLD**

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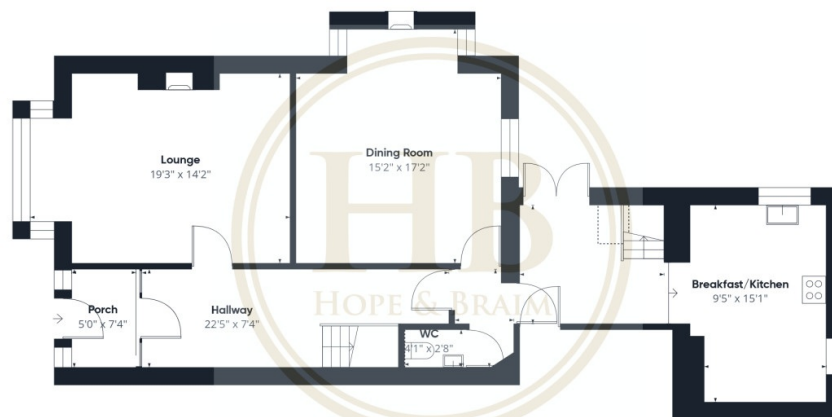
FERNLEIGH, ROBIN HOODS BAY- 5 bed Semi-Detached House -£625,000



Hope & Braim are delighted to present Fernleigh on Mount Pleasant South in Robin Hoods Bay to the market. A Victorian Villa that has spacious living with period features and a garden and parking located at the top of the village with views over the Bay. The property was completely refurbished less than seven years ago and benefits from having modern gas central heating, double-glazing and being in excellent decorative order throughout. There is an entrance hall with decorative floor tiles and stained glass in the vestibule door that floods the hall with natural light, plus a carved balustrade leads to the upper floors. The two reception rooms comprise the front room that is a lounge with a large Bay Window and an attractive fireplace. The back room is a dining room with an inglenook fireplace. At the back of the house is the breakfast kitchen that has a good range of cabinets, a breakfast bar and glazed doors lead out onto the rear garden. Stairs from the kitchen go up to a bedroom and bathroom. Upstairs there are four en-suite bedrooms with modern bathroom suites and the three front bedrooms have views over the Bay. Outside the rear garden has a stone-flagged patio and timber-built summerhouse, whilst to the front is a driveway. The property was previously a successful guesthouse but is now a large family home that could be used as either a permanent residence or as holiday accommodation or revert back to being a guest house.



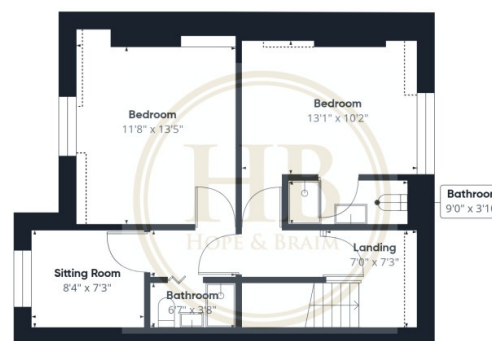
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Floor 0



Floor 1



Floor 2

Approximate total area⁽¹⁾

2160 ft²

Reduced headroom

29 ft²

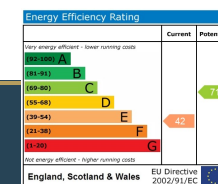
(1) Excluding balconies and terraces

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.

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

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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.

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