



01947 601301



EIGHT BELLS, STAITHES

2 BED COTTAGE



WWW.HOPEANDBRAIMESTATEAGENTS.CO.UK



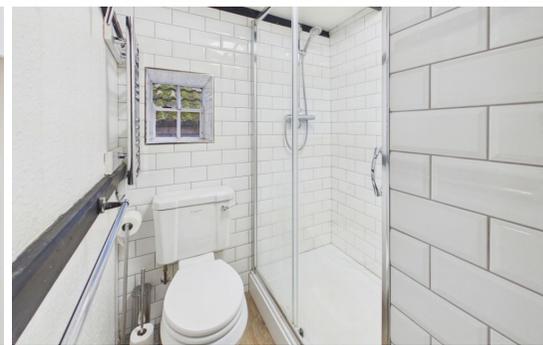
PROPERTY FEATURES

- Grade II Listed Cottage close to the Beach
- Period Features including Exposed Stonework & Beamed Ceilings
- Open Plan Living Room with Kitchen Downstairs
- 2 Double Bedrooms & Modern Shower Suite
- Electric Storage Heaters throughout
- Currently a Holiday Home and can come Fully Furnished
- Ideal Coastal Retreat with Earning Potential

Type: COTTAGE
Availability: FOR SALE
Bedrooms: 2
Bathrooms: 1
Reception Rooms: 1
Tenure: FREEHOLD

01947 601301

www.hopeandbraimestateagents.co.uk



EIGHT BELLS, STAITHES- 2 bed Cottage -£175,000



A Timeless Coastal Retreat in the Heart of Historic Staithes Tucked away at the top of Barras Square within one of the North Yorkshire coast's most celebrated fishing villages, this Grade II Listed cottage represents an opportunity to acquire a piece of living history just moments from the water's edge. Forming part of a late eighteenth or early nineteenth century row of coursed stone cottages, complete with the distinctive pantiled roofs that have defined the Staithes skyline for generations, this characterful home speaks quietly but compellingly of the village's enduring appeal. Across three storeys, the accommodation has been thoughtfully arranged to make the most of the cottage's small proportions. The ground floor opens into an inviting open plan living room and kitchen — a sociable, well-considered space where original beamed ceilings and exposed stonework serve as a constant reminder of the property's considerable age and heritage. Period sliding sash windows, faithful to the cottage's listed status, frame glimpses of this extraordinary village throughout. The first floor offers a comfortable double bedroom and a modern shower suite, while the uppermost storey provides a further double bedroom tucked within the roof space — a delightful retreat with all the charm one would expect from a property of this character. Electric storage heaters ensure warmth throughout the seasons, and the property is currently a private holiday home, available fully furnished and ready to welcome guests from the moment of completion. With Staithes consistently ranking among the most sought-after coastal destinations on the Yorkshire coast — beloved by artists, walkers, and those simply seeking sanctuary from the ordinary — the earning potential here is as compelling as the setting itself.



EIGHT BELLS, STAITHES- 2 bed Cottage -£175,000



Floor 0



Floor 1



Floor 2



Approximate total area⁽¹⁾
423 ft²

Reduced headroom
37 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.

