



#### OFFICE HOURS:

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

## 10 good reasons to choose DMA

- \* Open 7 days a week.
- \* Filey's longest established family run independent estate agency.
- \* Prompt efficient friendly service.
- \* 360° virtual tours and floor plans.
- \* Free advertising: no sale - no charge.
- \* Free no obligation market valuation.
- \* Free accompanied viewing.
- \* Dedicated sales progression.
- \* Prominent town centre location.
- \* Modern walk-round self selection display.

RESIDENTIAL  
SALES

**DMA** ESTATE  
AGENTS

COMMERCIAL  
SALES



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 ESTABLISHED 1992



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# DMA

ESTATE  
AGENTS



10 MIDHOPE WAY, FILEY YO14 0DX



**Freehold £330,000**

#### FEATURES

- \* Spacious three bedroom detached bungalow.
- \* Located in a cul-de-sac on the popular Wharfedale estate.
- \* Built by Northern Ideal Homes in the 1960's.
- \* Gas central heating to radiators.
- \* Upvc double glazing.
- \* Conservatory.
- \* Utility room.
- \* Good size front and rear gardens.
- \* Drive to garage.
- \* **EPC Rating: D.**
- \* Viewing is very highly recommended.

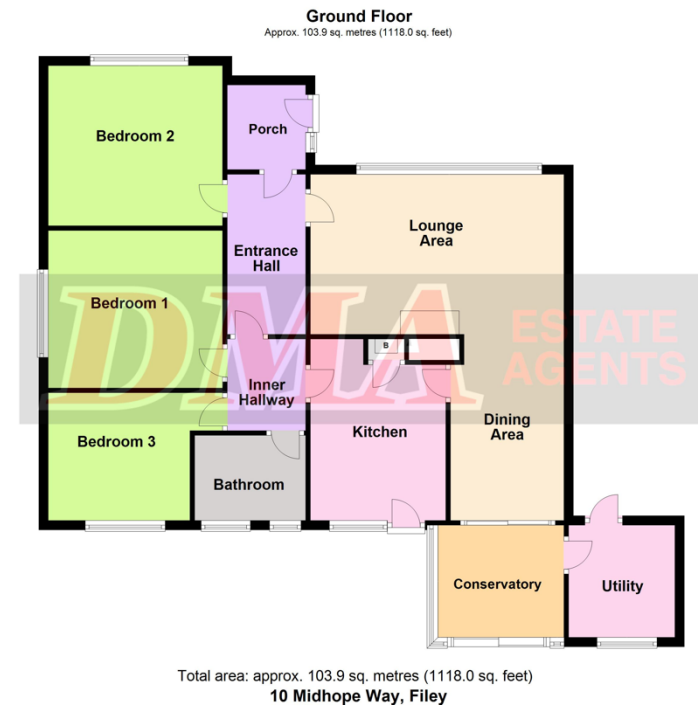
#### ACCOMMODATION IN BRIEF

INTERNAL:	Upvc Front Door to Entrance Porch. Entrance Hall. 'L' shaped Lounge / Dining Room. Kitchen. Utility Room. Conservatory. Three Bedrooms. Bathroom.
OUTSIDE:	Front garden. Drive to garage. Rear garden.

**26 Belle Vue Street, FILEY, North Yorks. YO14 9HY. Telephone: 01723 515527**  
[www.dmaestateagents.co.uk](http://www.dmaestateagents.co.uk) / [www.rightmove.co.uk](http://www.rightmove.co.uk)

10 Midhope Way, Filey - continued

**Floor Plan:**



10 Midhope Way, Filey - continued

### BEDROOM THREE

2.71m x 2.69m (8'11" x 8'10")

Radiator. Upvc double glazed window.

### OUTSIDE:

Front garden. Drive to **GARAGE with light and power.** Large rear garden.



Council Tax Band **D.**

### DIRECTIONS:

From the DMA office follow the one-way system round turning left onto Station Avenue. Go straight across the roundabout and over the railway crossing onto Muston Road. Take the second right onto Wharfedale then turn immediately left. Continue round and Midhope Way is the second cul-de-sac on the left. The property is located at the head of the cul-de-sac.

**Viewing strictly by appointment only through DMA Estate Agents**

10 MIDHOPE WAY, FILEY

### Upvc Front Door to:

#### ENTRANCE PORCH

Radiator. Upvc double glazed window.

#### Door to:

#### ENTRANCE HALL

Radiator.

### 'L' SHAPED LOUNGE / DINING ROOM

#### LOUNGE

5.38m x 3.40m (17'8" x 11'2")

Gas fire in attractive surround. Radiator. Upvc double glazed window.



#### Open to:

#### DINING AREA

3.86m x 2.41m (12'8" x 7'11")

Radiator.



/ continued over



**Sliding patio doors to:**

### CONSERVATORY

**2.38m x 2.66m (7'10" x 8'9")**

Upvc double glazed windows.  
**Upvc double glazed sliding patio doors to garden.**



### UTILITY ROOM

**2.64m x 2.26m (8'8" x 7'5")**

Stainless steel sink and drainer. Base cupboards with worktops over. Plumbing for automatic washing machine. Upvc double glazed window. **Door to garage.**

### KITCHEN

**3.75m x 2.79m (12'4" x 9'2")**

Inset stainless steel sink and drainer. Base cupboards with worktops over. Matching wall cupboards. Pantry cupboard. Electric cooker point. Extractor fan. Provision for low level 'fridge. Cupboard housing 'Ideal' combination boiler. Radiator. Upvc double glazed window. **Upvc rear door.**



### INNER HALL

**Loft hatch with drop down ladder to part boarded with florescent lighting.**

### BATHROOM

Bath with mixer shower over. Handbasin and wc. Tiled walls. Radiator. Two upvc double glazed window.



### BEDROOM ONE

**3.70m x 3.35m (12'2" x 11'0")**

Radiator. Upvc double glazed window.

### BEDROOM TWO

**3.70m x 3.09m (12'2" x 10'2")**

Radiator. Upvc double glazed window.

