



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.

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ESTABLISHED 1992



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3 CALVERT CROFT, THE BAY, FILEY YO14 9HP



Leasehold £189,950
(Sold Fully Furnished)

FEATURES

- * Three bedroom holiday home.
- * Located in a holiday village just south of Filey with easy access to the beach.
- * Situated on the stunning Yorkshire coast, The Bay is ideal for visits to all the areas of local interest including Scarborough, the North York Moors and York.
- * On site facilities including spa leisure complex with indoor heated swimming pool, tennis court, public house, pharmacy and convenience store.
- * Modern kitchen and bathroom.
- * Downstairs wc.
- * Ensuite to master bedroom.
- * Gas central heating.
- * Upvc double glazing.
- * Off road parking.
- * South facing extended patio area.
- * **Sold with no onward chain.**
- * Viewing is highly recommended.

ACCOMMODATION IN BRIEF

GROUND FLOOR:	Front Door to Entrance Hall. Cloakroom. Open plan Lounge / Kitchen / Diner. Bedroom.
FIRST FLOOR:	Two Bedrooms. Ensuite Shower Room. Bathroom.
OUTSIDE:	South facing extended patio area. Off road parking.

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3 CALVERT CROFT, THE BAY, FILEY

Composite Front Door to:

ENTRANCE HALL

Built-in cupboard. Radiator. Upvc double glazed window.



LOUNGE / KITCHEN / DINING AREA

7.31m x 2.74m (24'0" x 9'0")

LOUNGE

Radiator. Upvc double glazed window. ***Upvc double glazed patio doors.***



/ continued over

KITCHEN / DINING AREA

Inset stainless steel sink, vegetable sink and drainer. Modern base cupboards with worktops over. Matching wall cupboards. Built-in oven. Gas hob with stainless steel extractor hood above. Wine cooler. Tall 'fridge / freezer. Integrated washing machine and dishwasher. Inset spotlights. Radiator. Two upvc double glazed windows.



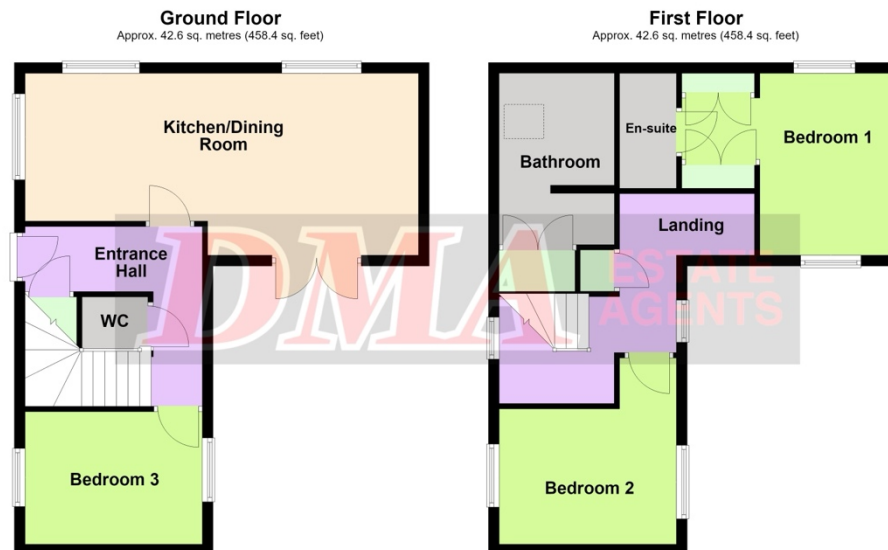
BEDROOM THREE

3.37m x 2.46m (11'1" x 8'1")

Built-in cupboard. Radiator. Two upvc double glazed windows.



Floor Plan:



Total area: approx. 85.2 sq. metres (916.7 sq. feet)

Please note this floor plan is only a guide and not to scale.
Plan produced using PlanUp.

3 Calvert Croft, The Bay

DOWNSTAIRS WC
1.24m x 0.91m (4'1" x 3'0")

Handbasin. Radiator.



FIRST FLOOR:



LANDING

Built-in cupboard housing central heating boiler and hot water cylinder. Radiator. Two upvc double glazed windows. ***Loft access.***

TENURE:

Leasehold 999 years from 2016.
Service Charge: Approx £464 per month.

DIRECTIONS:

Take the A165 from Filey towards Bridlington and The Bay is located on the left after about three miles, just after Primrose Valley. Proceed straight into the development onto The Parade. Take the first left onto Trinity way. Take the first right and the property is situated on the right hand side.

BEDROOM ONE
3.63m x 3.02m (11'11" x 9'11")

Built-in wardrobes. Radiator. Two upvc double glazed windows.





BEDROOM TWO

3.63m x 3.02m (11'11" x 9'11")

Radiator. Two upvc double glazed windows.



BATHROOM

3.35m x 2.13m (11'0" x 7'0")

Bath with rain shower over. Handbasin and wc. Large cupboard. Inset spotlights. Chrome ladder radiator. 'Velux' window.



ENSUITE SHOWER ROOM

2.13m x 0.60m (7'0" x 2'0")

Shower cubicle with rain shower over. Handbasin and wc. Inset spotlights. Chrome ladder radiator.



OUTSIDE:

South facing extended patio area. Off street parking.

