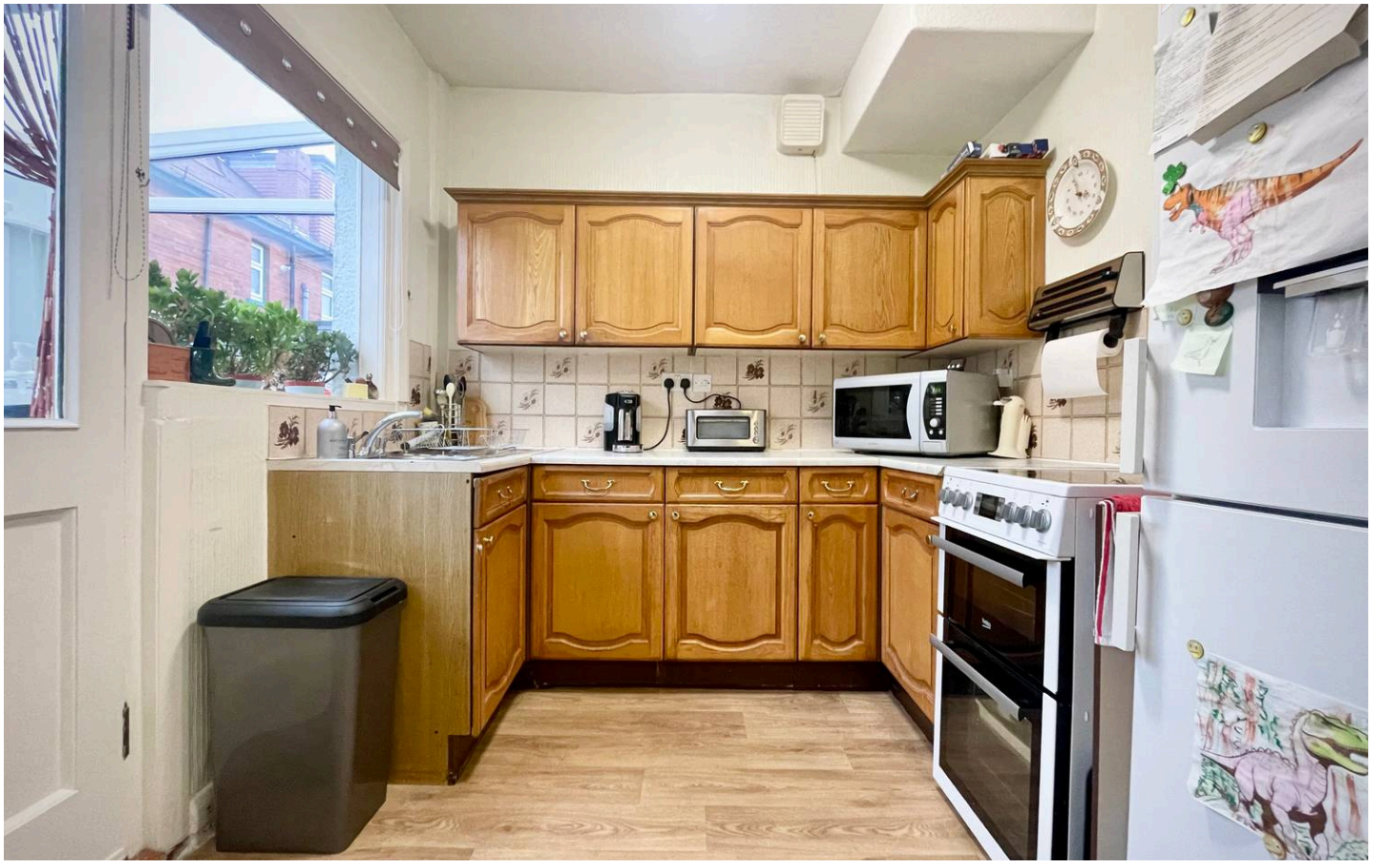


CPH ESTATE AGENTS & CHARTERED SURVEYORS *For over 30 years*

30 Peasholm Crescent, Scarborough

Offers in Region of **£250,000**







30 Peasholm Crescent

Scarborough

- FOUR BEDROOM SEMI DETACHED HOME
- LOCATED IN THE POPULAR PEASHOLM AREA
- SET OVER THREE GENEROUS FLOORS
- JUST A SHORT DISTANCE FROM SCARBOROUGHS NORTH BAY BEACH
- IN NEED OF SOME MODERNISATION BUT GREAT POTENTIAL
- SEPARATE DINING ROOM WITH FIREPLACE, OPEN PLAN WITH KITCHEN
- GENEROUS BAY FRONTED LOUNGE
- REAR GARDEN WITH PATIO AREA AND GREENHOUSE
- VACANT POSSESSION AND NO ONWARD CHAIN

We are delighted to present this extended four bedroom semi-detached home, situated in the popular Peasholm area, a short distance from Scarborough's North Bay Beach. Set over three generous floors, the property offers an opportunity for buyers looking to create a home tailored to their tastes. While some modernisation is required, the accommodation has great potential. A generous bay-fronted lounge provides an inviting space to relax, while the separate dining room, complete with a fireplace, is open plan with the kitchen. This layout creates a sociable setting for family meals and entertaining. The four bedrooms are arranged across the upper floors, offering flexibility for family living, guests or working from home.

Outside, the rear garden provides space to enjoy the fresh air, with a patio area for outdoor seating and a greenhouse for those with an interest in gardening. Further benefits of this property include a useful outside WC, a small extension and an outside shed with electricity adding to the convenience and appeal.







The property's location combines the appeal of the Peasholm area with convenient access to the coast, making it an attractive choice for buyers seeking a home near North Bay Beach. Offered with vacant possession and no onward chain, this property presents an opportunity to make a home your own. Arrange a viewing to appreciate the space, location and potential on offer.

Council Tax band: C

Tenure: Freehold

GROUND FLOOR

Hallway 14' 9" x 6' 3" (4.50m x 1.90m)

Lounge 13' 9" x 13' 1" (4.20m x 4.00m)

Dining Room 11' 10" x 11' 10" (3.60m x 3.60m)

Kitchen

Porch 8' 2" x 3' 3" (2.50m x 1.00m)

FIRST FLOOR

Landing

Bedroom One 12' 2" x 12' 2" (3.70m x 3.70m)

Shower Room 7' 7" x 5' 11" (2.30m x 1.80m)

Bedroom Two 11' 10" x 11' 10" (3.60m x 3.60m)

Bedroom Three 7' 7" x 7' 7" (2.30m x 2.30m)

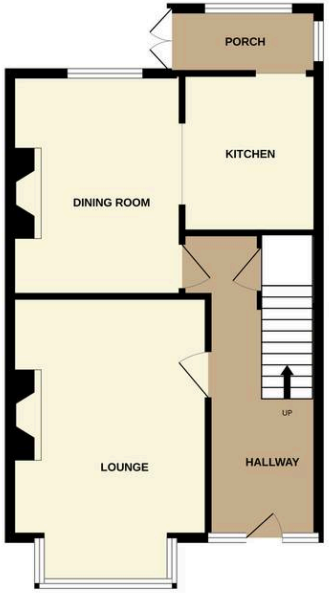
SECOND FLOOR

Landing

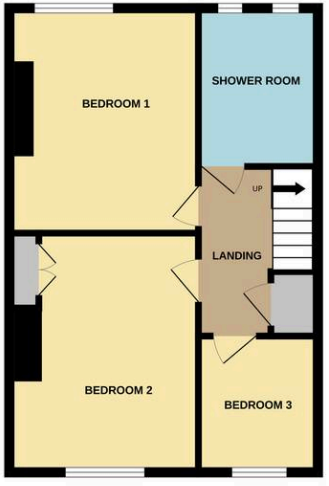
Bedroom Four 16' 9" x 9' 10" (5.10m x 3.00m)

HMRC - If you have an offer accepted on this property, we are obliged by HMRC to conduct mandatory Anti Money Laundering Checks. We outsource these checks to our compliance partners at Landmark and Lifetime Legal. They charge a fee for this service. For further information, please contact our office.

GROUND FLOOR
518 sq.ft. (48.1 sq.m.) approx.



1ST FLOOR
469 sq.ft. (43.6 sq.m.) approx.



2ND FLOOR
179 sq.ft. (16.7 sq.m.) approx.



28 PEASHOLM CRESCENT

TOTAL FLOOR AREA : 1166 sq.ft. (108.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026

Interested?

Contact our friendly team today

01723 352235 | sales@cphproperty.co.uk

With you every step of the way



Sales, Lettings & Commercial

ESTATE AGENTS & CHARTERED SURVEYORS
19 St. Thomas Street, Scarborough YO11 1DY

RICS · naea | propertymark PROTECTED · arla | propertymark PROTECTED · The Property Ombudsman · DPS The Deposit Protection Service

rightmove · Zoopla.co.uk · PrimeLocation.com

NOTE: These particulars are intended only as a guide to prospective Purchasers to enable them to decide whether to make further enquiries with a view to taking up negotiations but they are otherwise not intended to be relied upon in any way for any purpose whatsoever and accordingly neither their accuracy nor the continued availability of the property is in any way guaranteed and they are furnished on the express understanding that neither the Agents nor the Vendors are to be or become under any liability or claim in respect of their contents. Any prospective Purchaser must satisfy himself by inspection or otherwise as to the correctness of the particulars contained. C132