



RICHARDSON & SMITH

Chartered Surveyors

• Auctioneers

• Valuers

• Estate Agents

23 BAGDALE, WHITBY

Whitby Town Centre



A BLOCK OF 5 ONE BEDROOM FLATS LYING HANDY FOR ALL THE TOWN'S AMENITIES, JUST YARDS FROM THE CENTRE OF TOWN. A LET PROPERTY WITH EXISTING TENANTS, THIS IS AN INVESTMENT PROPERTY WITH POTENTIAL FOR DEVELOPMENT.

5x Individual 1 Bedroom Flats. 2x Garages. Communal Gardens.

Guide Price: £495,000

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PARTICULARS OF SALE

Lying just on the western edge of the town centre, 23 Bagdale is a large Georgian building, originally a private house, but later converted to a block of one and two bedroom apartments.

Built of brick under a slated roof with dormer windows the property offers accommodation over 5 floors, with one apartment on each level accessed either directly from the garden or via a communal front door with entrance hallway, stairs and landings.

The property is currently used for long-term lets 1 is vacant and the other 4 of the 5 apartments have tenants. One flat is currently vacant. The property will be sold with these tenants in situ. Outside the property has a garden to the front and a yard to the rear with 2 separate garages which are also let, independently of the flats.

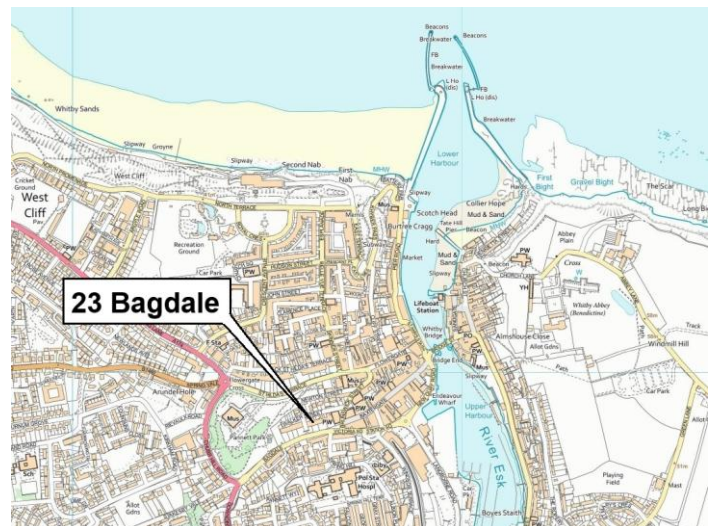
The property currently has a modest rent roll with rents set at a fairly benevolent level relative to commercial market rents. Further rental income information is available on request.

Responsibly managed by the current owners the building has independent services to each of the flats which have been modernised and upgraded, although there is still scope for enhancement and improvements.

GENERAL REMARKS AND STIPULATIONS

Viewing: Viewings by appointment only.

Tenure: Freehold subject to residential tenancies where occupied.



Directions: From the town centre, Bagdale is the road leaving town towards the west from the Bus Station. No 23 lies on the right hand side just beyond the zebra crossing. See also location and boundary plans.



Services: The property is connected to mains water, electricity and drainage.

Council Tax: Each flat is band B with approx. £1,881 payable for 2025-6. North Yorkshire Council. Tel 01723 232323

Planning: The property is a grade II listed building and also lies in a designated Conservation Area. North Yorkshire Council. Tel: 01723 232323.

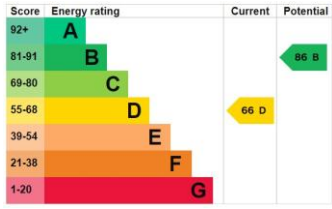
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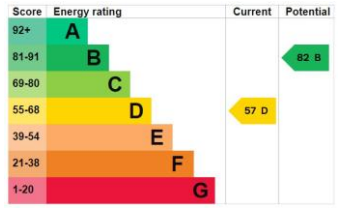
Flat 1



Flat 2



Flat 3



Flat 4



Flat 5

IMPORTANT NOTICE
Richardson and Smith have prepared these particulars in good faith to give a fair overall view of the property based on their inspection and information provided by the vendors. Nothing in these particulars should be deemed to be a statement that the property is in good structural condition or that any services or equipment are in good working order as these have not been tested. Purchasers are advised to seek their own survey and legal advice.





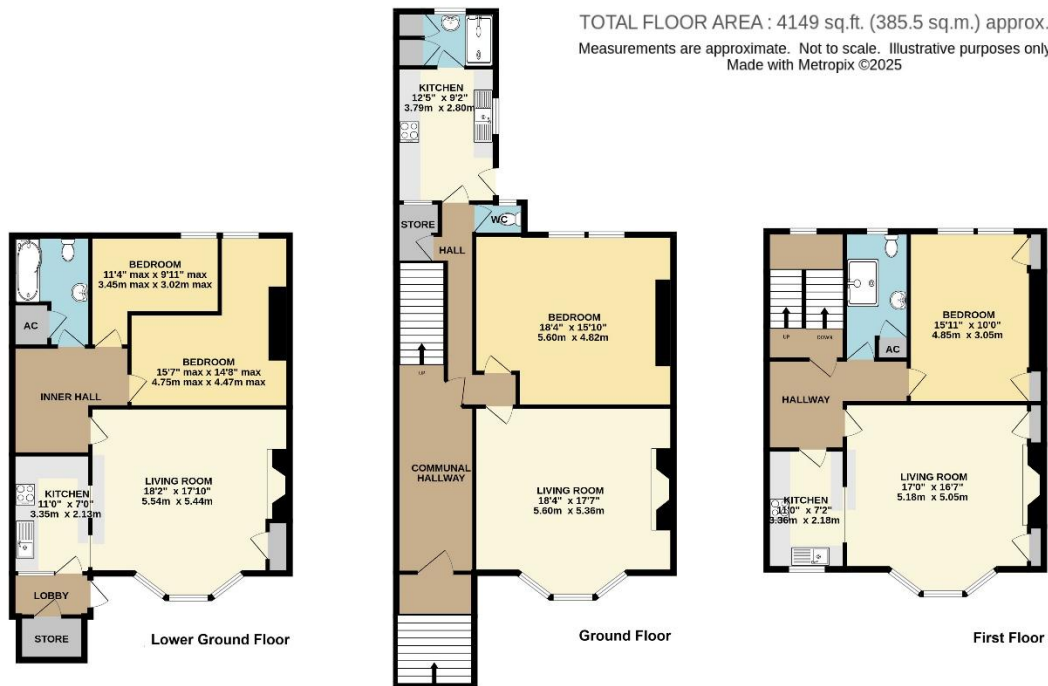
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Ground Floor Flat - Bedroom and Lounge