



13 Belvedere Terrace, Scarborough, YO11 2PX

£750 PCM

This two bedroom unfurnished terraced house is situated on the South Side close the local shops and also the Esplanade. It comprises a lounge, kitchen, two double bedrooms and bathroom. It benefits from gas central heating, hardwood double glazing and a private parking space.

Children and pets considered.

Sorry strictly no smoking.

EPC rating D.

FRONT DOOR

leading to

LOUNGE

with radiator and window

KITCHEN

with a range of base and wall units, stainless steel sink unit tiled splashback, space for oven, space for washing machine, space for fridge freezer, radiator and door leading to outside

UPSTAIRS TO

BEDROOM ONE

with radiator and window

BEDROOM TWO

with radiator and window

BATHROOM

with a white three piece suite, with shower over the bath and radiator

OUTSIDE

enclosed rear yard

DIRECTIONS

SATNAV - postcode YO11 2PX
what3words - ///monday.admire.allow

UTILITIES

COUNCIL TAX - Band B (North Yorkshire Council)
GAS AND ELECTRIC CHARGES - TBC
WATER CHARGES - TBC

REFERENCING

TO APPLY WE REQUIRE PHOTO ID, PROOF OF INCOME, PROOF OF ADDRESS AND A HOLDING DEPOSIT OF £170.00 (PLEASE NOTE: THIS WILL BE WITHHELD IF ANY RELEVANT PERSON (INCLUDING ANY GUARANTORS) WITHDRAW FROM THE TENANCY, FAIL A RIGHT TO RENT CHECK, PROVIDE MATERIALLY SIGNIFICANT FALSE OR MISLEADING INFORMATION, OR FAIL TO SIGN THEIR TENANCY AGREEMENT (AND/OR GUARANTOR AGREEMENT) WITHIN 15 CALENDAR DAYS (OR OTHER DEADLINE FOR AGREEMENT AS MUTUALLY AGREED IN WRITING).

AFTER PASSING THE RENT AND DEPOSIT THAT ARE DUE ON THE DAY OF SIGNING THE AGREEMENTS ARE:

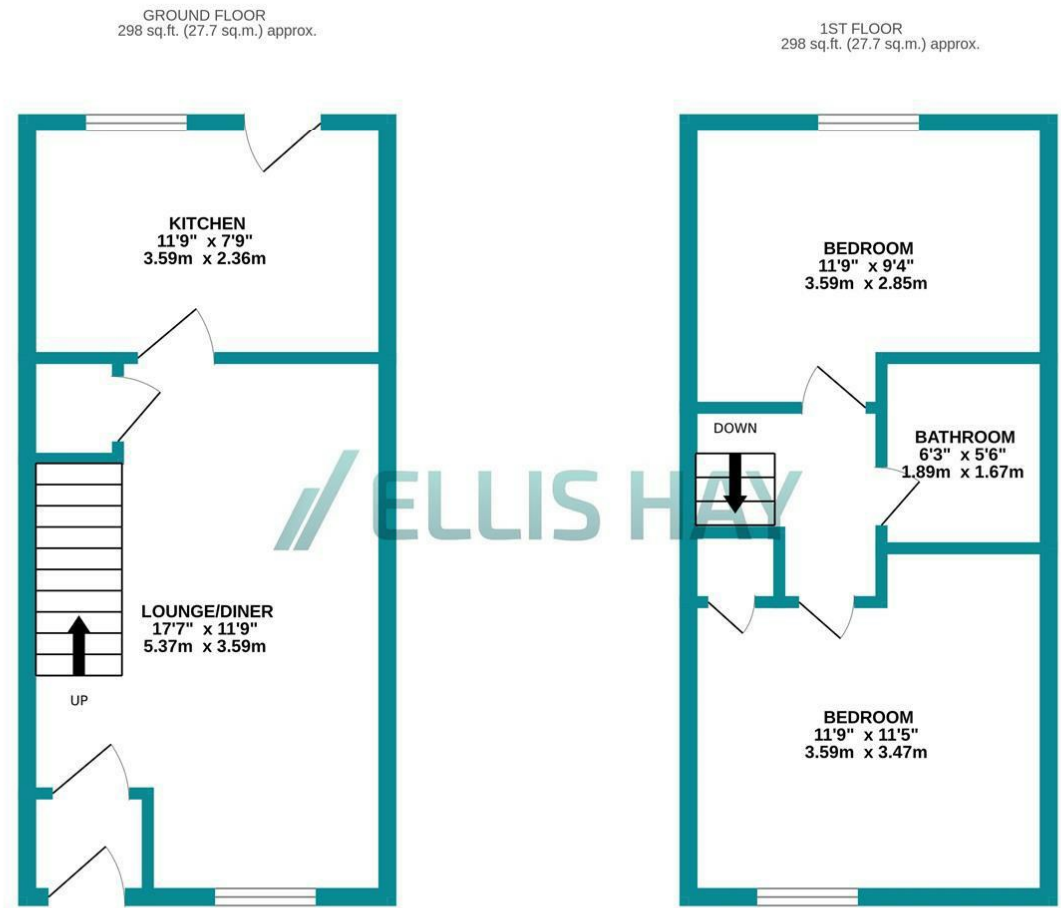
RENT £750.00

HOLDING DEPOSIT -£170.00

BOND £865.00

TOTAL £1415.00

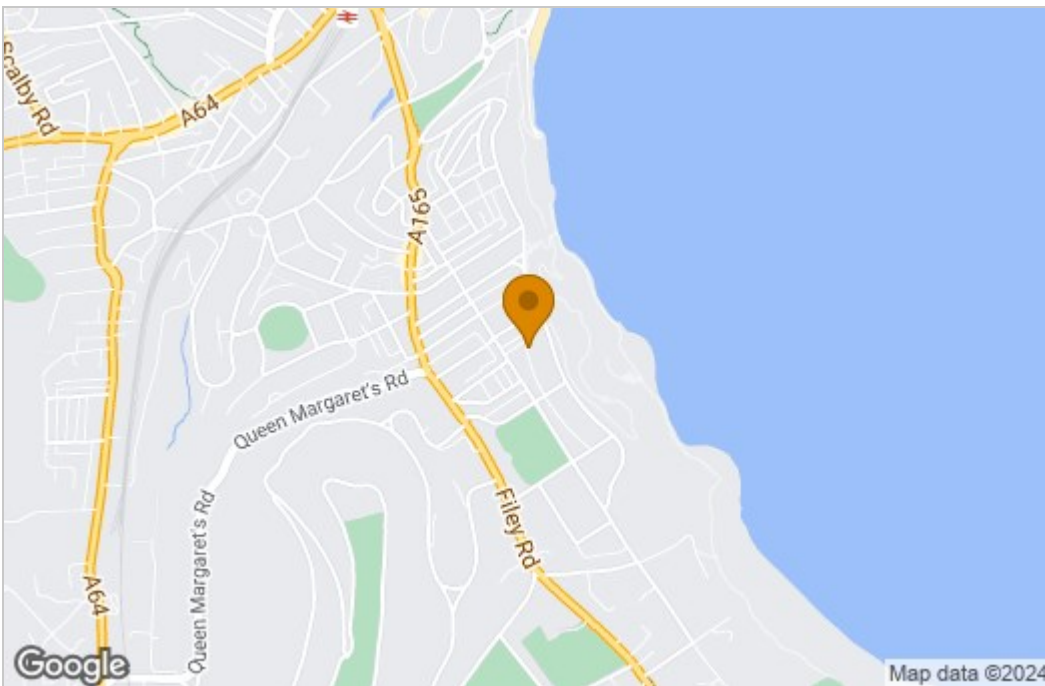
Floor Plan



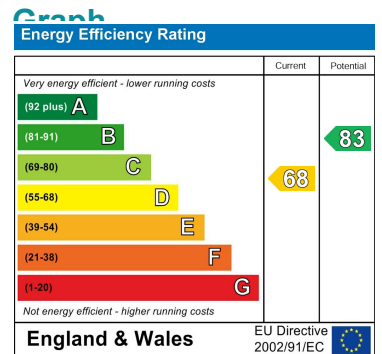
TOTAL FLOOR AREA: 596 sq.ft. (55.4 sq.m.) approx.

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.
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Area Map



Energy Efficiency



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.