



14 West Square, Scarborough, YO11 1TW
£450 PCM

*****SPECIAL OFFER*** Move in December with no rent to pay until January*****

A 1-bedroom top floor flat in Scarborough Town Centre in a well maintained block opposite the train station. The property benefits from gas central heating and comprises a lounge, bedroom kitchen and shower room. EPC Rating Council Tax Band A. No Smoking. Not suitable for pets and children

COMMUNAL STAIRS

Leading to 2nd floor

PRIVATE FLAT DOOR

With stairs to the flat

HALLWAY

LOUNGE

With radiator and window overlooking the front

BEDROOM

With radiator and window overlooking the rear

KITCHEN

With a range of floor and wall units stainless steel sink, radiator and window overlooking the front

SHOWER ROOM

With shower enclosure, wall hung basin and WC

DIRECTIONS

What3Words:///amber.hoping.sheet

UTILITIES

Council Tax Band A - North Yorkshire Council
Gas & Electricity - Meters

REFERENCING

TO APPLY WE REQUIRE PHOTO ID, PROOF OF INCOME, PROOF OF ADDRESS AND A HOLDING DEPOSIT OF £100.00 (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 DUE ON THE DAY OF SIGNING THE AGREEMENTS ARE:

RENT £0 If moving in before January 2025

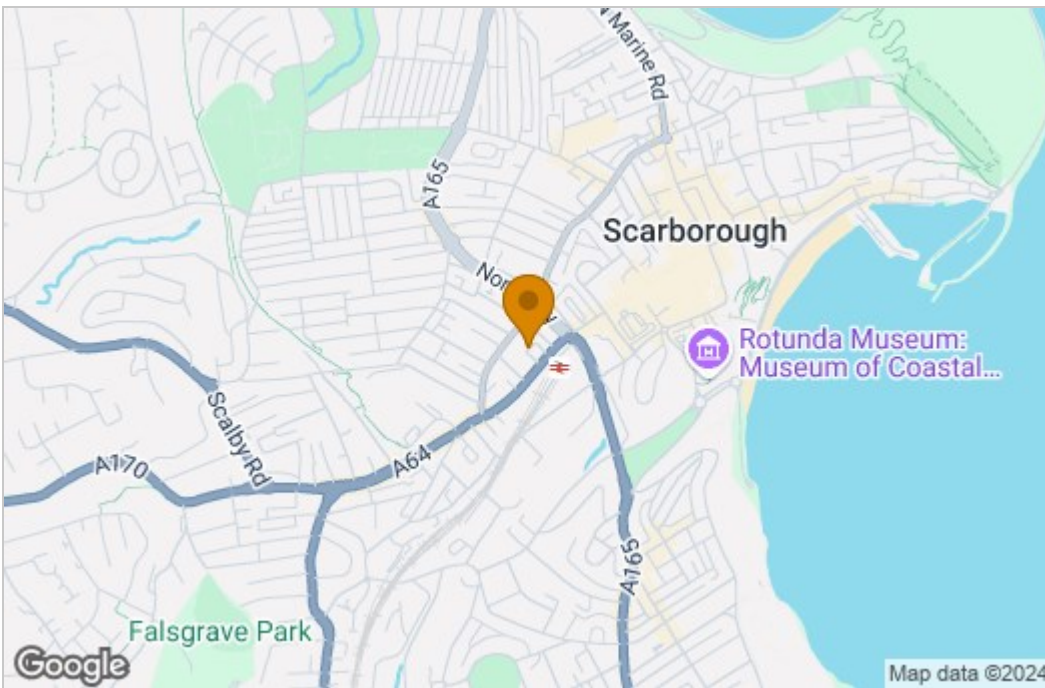
HOLDING DEPOSIT -£100.00

BOND £515.00

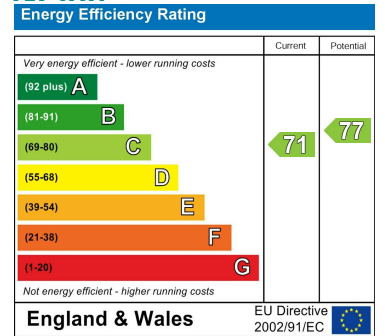
TOTAL £415.00

Floor Plan

Area Map



Energy Efficiency Graph



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.