



North Marine Road, Scarborough

- One Bedroom
- Retirement Property For Over 60's
- Juliet Balconies
- Sea and Castle Views
- Lift Access

Offers In The Region Of £180,000

Tenure: Leasehold

HUNTERS[®]
HERE TO GET *you* THERE

North Marine Road, Scarborough

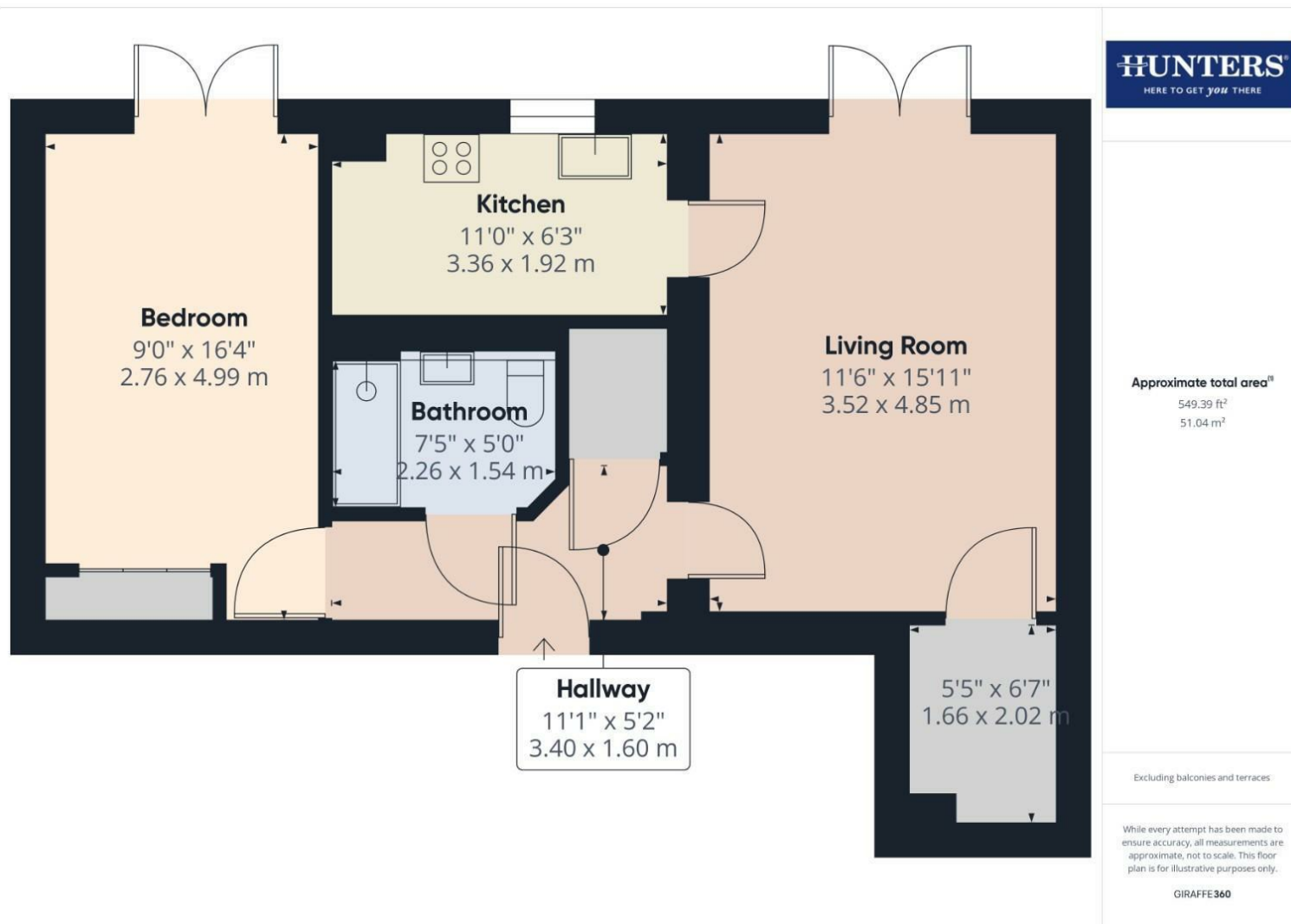
DESCRIPTION

Hunters are pleased to bring to the market a beautifully presented retirement apartment within the prestigious McCarthy & Stone development on the ever sought after North side of Scarborough. Completed in 2013, this stylish complex caters to the over 60s and benefits from having a lift to all floors and beautifully kept communal spaces including a residents lounge, coffee room, guest room, laundry room and mobility storage space. With a 24 hour emergency call system and a building manager on site, this development comprising of 36 apartments stands in an enviable position overlooking North Marine Road on one side, and Queens Parade on the other. Also being closely situated to many amenities including Scarborough's cricket ground, the North bay beach and Peasholm park this property is not one to miss out on!

This bright and airy abode briefly comprising of: entrance hall leading to living room/diner with Juliet balcony and kitchen, both benefitting from sea and castle views, double bedroom with Juliet balcony also with sea and castle views and shower room with three piece suite.

Viewing is strongly recommended in order to appreciate this superb apartment, as well as the many attractive qualities within the development as a whole.





Council Tax: C

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions
(92 plus) A			(92 plus) A
(81-91) B			(81-91) B
(69-80) C			(69-80) C
(55-68) D			(55-68) D
(39-54) E			(39-54) E
(21-38) F			(21-38) F
(1-20) G			(1-20) G
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions
England & Wales	EU Directive 2002/91/EC		England & Wales
			EU Directive 2002/91/EC

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered

Viewing

Please contact our Hunters Scarborough Office on 01723 336760 if you wish to arrange a viewing appointment for this property or require further information.

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