



HUNTERS®
HERE TO GET *you* THERE



HUNTERS®

Granville Road, Scarborough

Offers In Excess Of £80,000



Hunters are delighted to present this one-bedroom ground floor flat on Granville Road, featuring a private entrance for added convenience. The property boasts a spacious living room, a separate kitchen, a comfortable bedroom, and a modern bathroom.

This inviting home offers a well-designed layout, with a bright and airy living space perfect for both relaxation and entertaining. The separate kitchen is equipped for everyday cooking needs, while the bedroom provides a cosy retreat. Residents also benefit from access to a communal yard, offering shared outdoor space to enjoy. Ideally suited for individuals or couples, this property combines comfort and accessibility.

Situated in the vibrant coastal town of Scarborough, this flat is surrounded by an array of local amenities, including shops, restaurants, and parks. The property is conveniently located near public transport links, making it easy to explore the surrounding area.

The flat is presented in excellent condition, with modern fixtures and fittings throughout. The living room features a large window overlooking the communal garden, while the kitchen is well-appointed with integrated appliances. The bedroom is a comfortable size, and the bathroom is fully-tiled and modern. The property is perfect for first-time buyers or couples looking for a low-maintenance home in a sought-after location.

33 Huntriss Row, Scarborough, YO11 2ED | [01723 336760](tel:01723336760)
scarborough@hunters.com | www.hunters.com

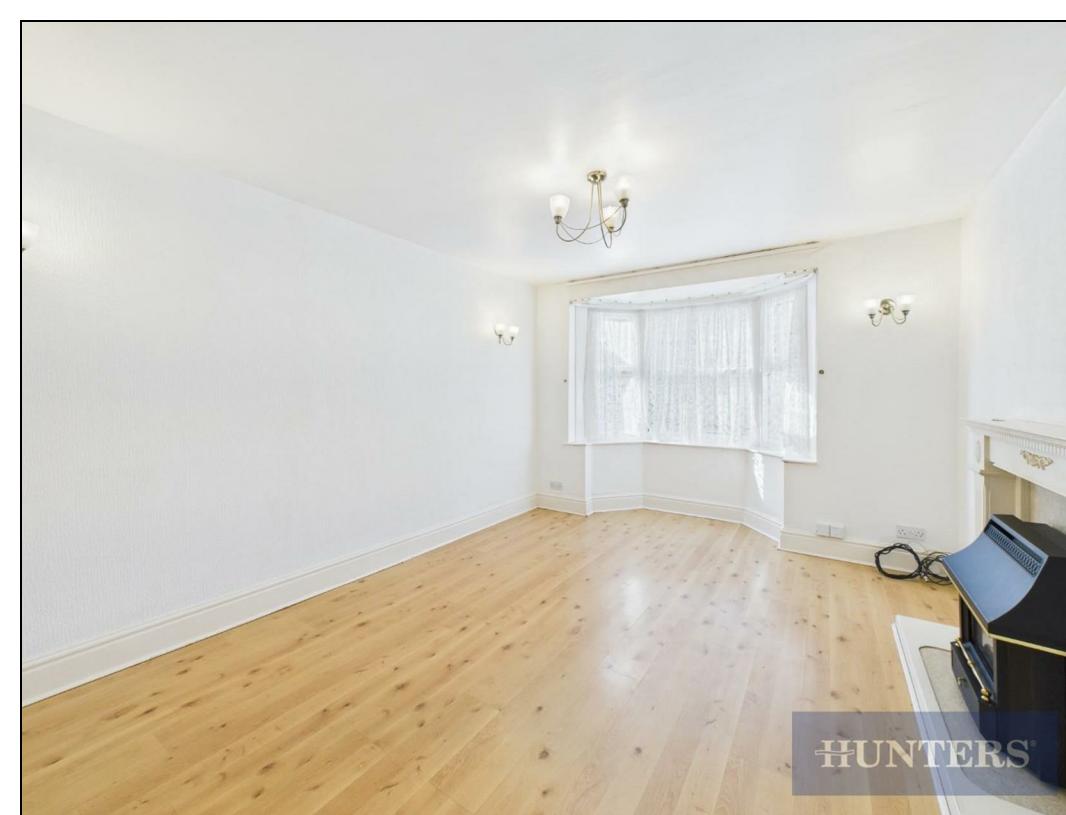


This Hunters business is independently owned and operated by Coast and Country Scarborough Ltd | Registered Address: C/O Dutton Moore Aldgate House 1-4 Market Place Hull HU1 1RS | Registered Number: 5974243 England and Wales | VAT No: 212 2999 13 with the written consent of Hunters Franchising Limited

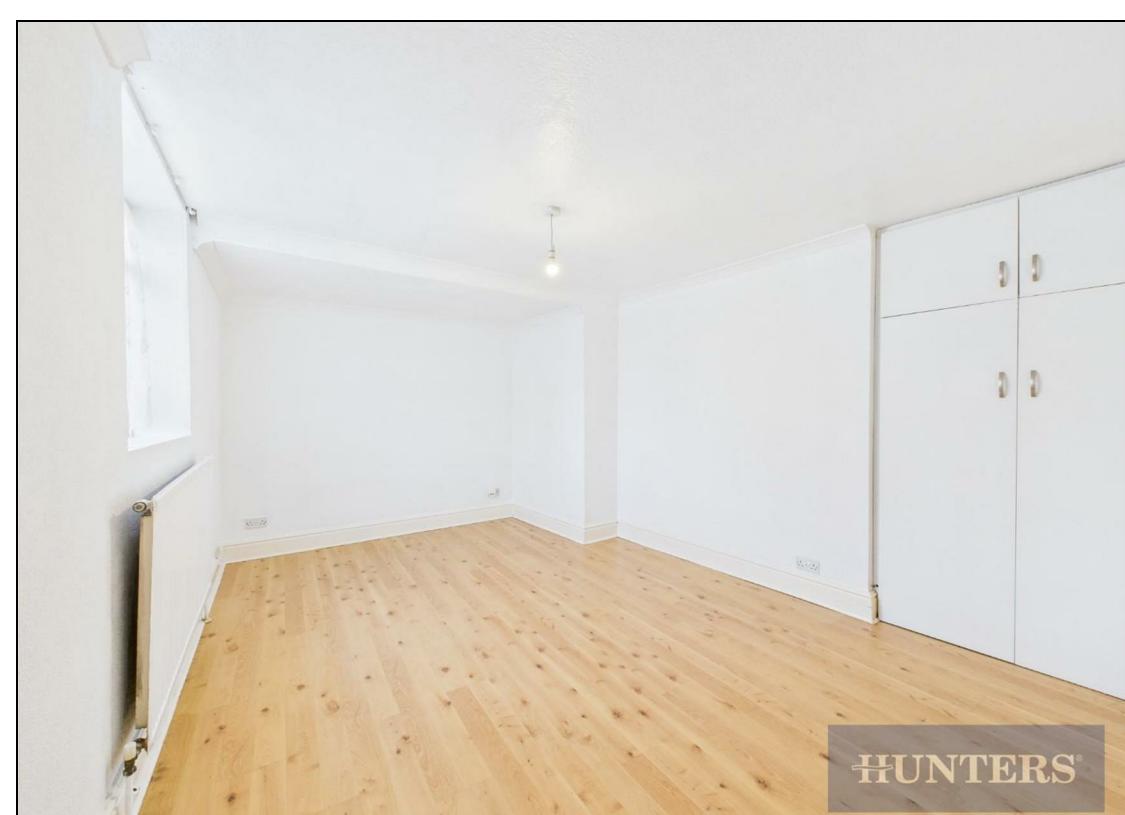
KEY FEATURES

- Separate Kitchen
- Large Living Room
- One Bedroom
- Modern Bathroom
- Private Entrance
- Council Tax: A
- EPC: D





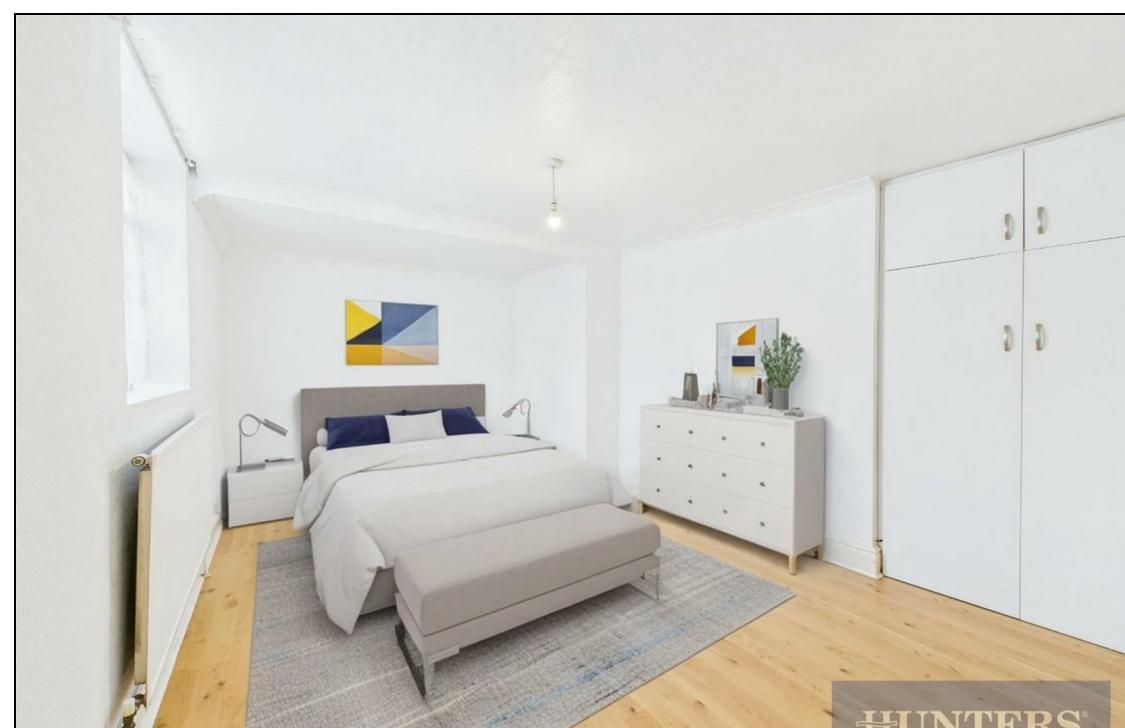
HUNTERS®



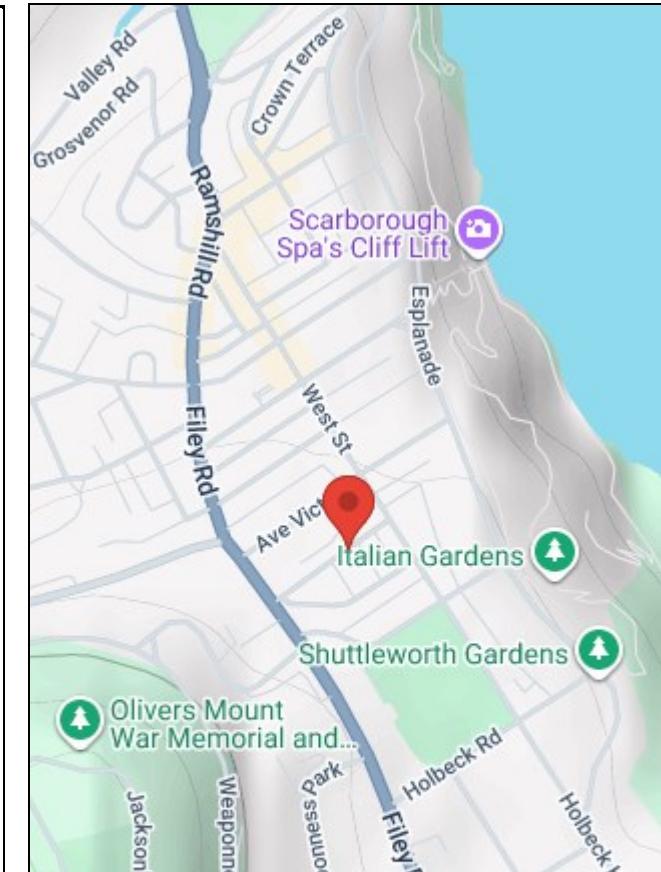
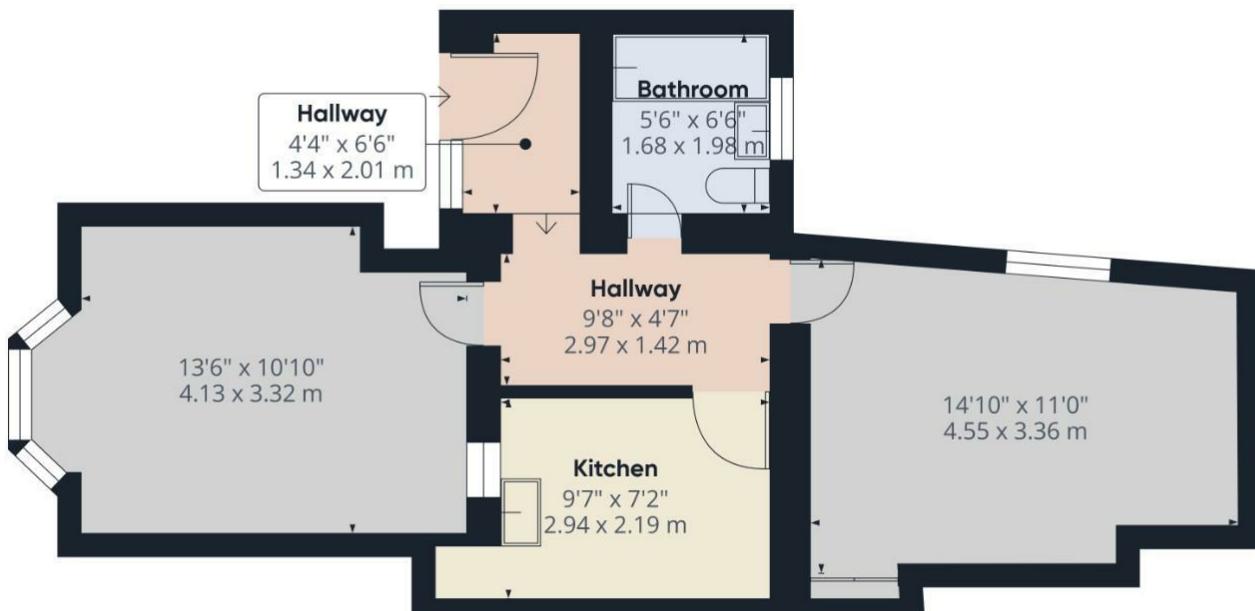
HUNTERS®



HUNTERS®



HUNTERS®



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
		Current	Potential
Very energy efficient - lower running costs (92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	57	66
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		

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

33 Huntriss Row, Scarborough, YO11 2ED | [01723 336760](tel:01723336760)
scarborough@hunters.com | www.hunters.com



This Hunters business is independently owned and operated by Coast and Country Scarborough Ltd | Registered Address: C/O Dutton Moore Aldgate House 1-4 Market Place Hull HU1 1RS | Registered Number: 5974243 England and Wales | VAT No: 212 2999 13 with the written consent of Hunters Franchising Limited