



01947 601301



## FLAT 2, 2 ROYAL CRESCENT, WHITBY

2 BED APARTMENT



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## PROPERTY FEATURES

- Balcony Apartment with Sea Views
- Luxurious Interiors with High-Spec Fixtures
- Open Plan Living with Floor to Ceiling Glazing
- High Gloss Kitchen with Integrated Appliances
- 2 Double Bedrooms & 2 Bathrooms
- 999 Year Lease from TBC and a Service Charge of £50 per month
- Holiday Letting is Not Permitted

Type: **APARTMENT**

Availability: **FOR SALE**

Bedrooms: **2**

Bathrooms: **2**

Reception Rooms: **1**

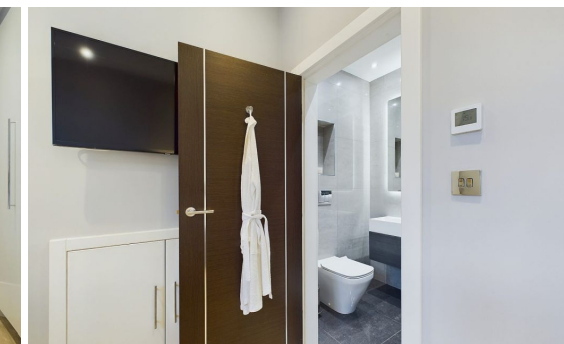
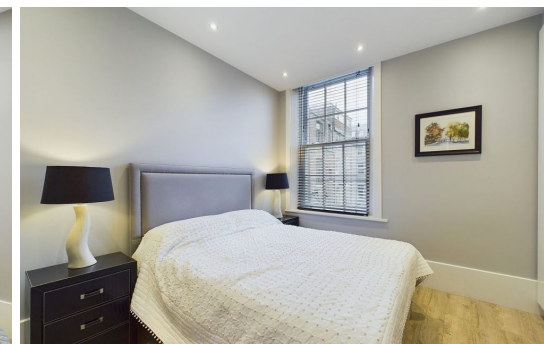
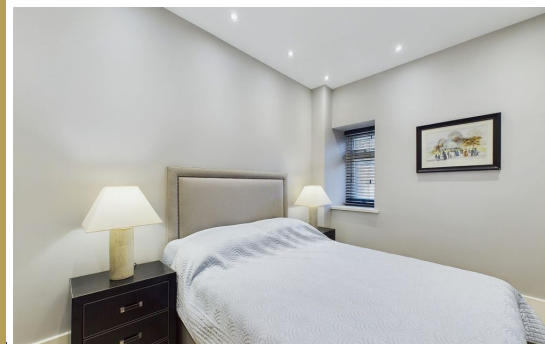
Parking: **ON ROAD PARKING**

Outside Space: **BALCONY**

Tenure: **LEASEHOLD**

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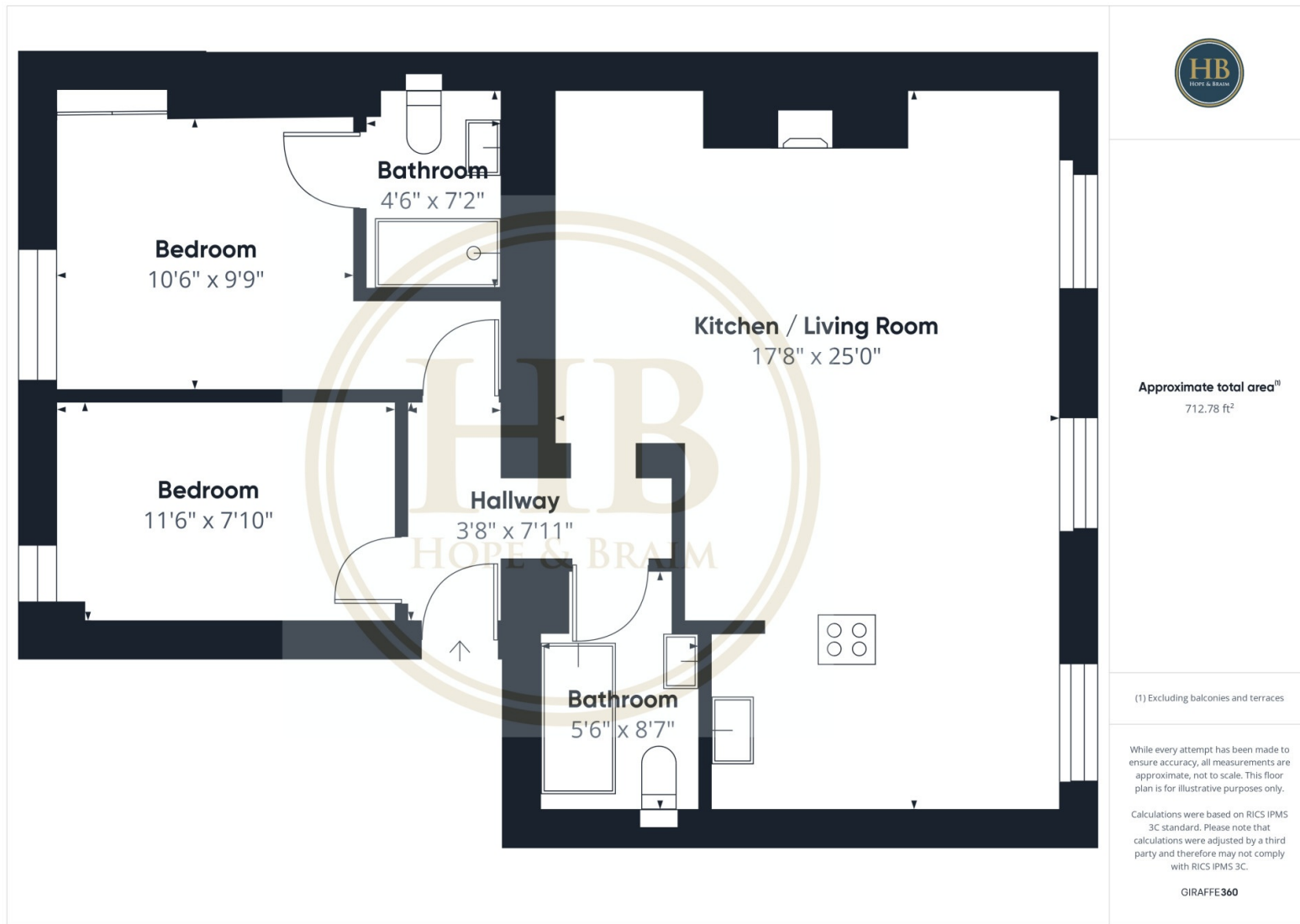
FLAT 2, 2 ROYAL CRESCENT, WHITBY- 2 bed Apartment -£350,000



Hope & Braim are delighted to present Apartment 2 at 2 Royal Crescent in Whitby to the market. Rarely does a property of this standard come to market and this balcony apartment with its luxurious interiors and sea views really does stand out from the crowd. Situated at the eastern end of this Georgian Crescent that affords this apartment a greater amount of sunlight throughout the day, and views of the sunset over Sandsend during the summer months. The apartment is on the first floor and has three floor to ceiling windows that flood the open plan living room/kitchen with natural light making this a light and spacious apartment. No expense was spared when this once dated apartment was completely refurbished to the very highest standard with quality fixtures & fittings throughout. The living room/kitchen has a lounge area with seating arranged around a marble fireplace, whilst the kitchen is at the other end of the room with high-gloss cabinets, integrated appliances and a breakfast bar. To the rear of the apartment there are two double bedrooms and two luxury bathrooms with modern white suites with chrome finishes, with the principal bedroom having its own en-suite. The apartment is in excellent decorative order and benefits from having underfloor heating and recessed LED lighting. The apartment has a long lease with a share of the freehold so the residents of self-manage the building and there is a restriction that prevents holiday letting.



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Disclaimer: This brochure and property details are a representation of the property offered for sale or rent, as a guide only.

Brochure content must not be relied upon as fact and does not form any part of a contract. Measurements are approximate.

No fixtures or fittings, heating system or appliances have been tested, nor are they warranted by Hope & Braim or any staff member in any way as being functional or regulation compliant.

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We advise all interested parties to check with the local planning office for details of any application or decisions that may be consequential to your decision to purchase or rent any property.

Any floor plans provided should be used for illustrative purposes only and should be used as such by any interested party.

