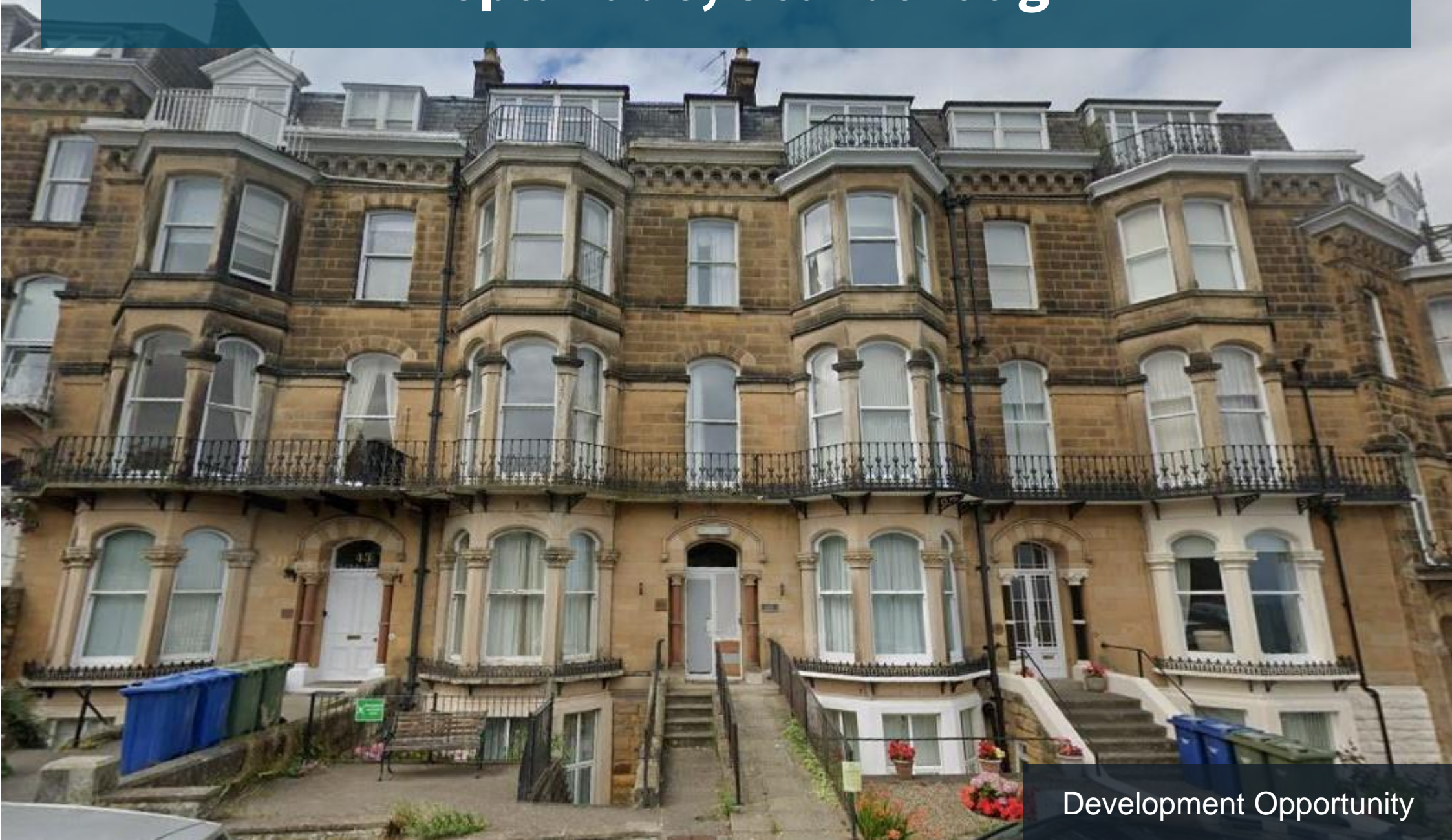


# 42 Esplanade, Scarborough



Development Opportunity



# Development opportunity with planning permission for 18 serviced apartments

- Prime seafront location within Scarborough
- Planning permission granted for 18 serviced apartments

## Site Location

The building is situated within a prime seafront location. Esplanade Scarborough is a key seafront stretch running along Scarborough's South Bay. This historic promenade showcases a mix of Victorian and Edwardian buildings, including hotels, guest houses and apartments. The subject building is situated within walking distance of the amenities of Scarborough Town Centre. These include a range of high street shops, bars and restaurants. For entertainment, Scarborough boasts theatres, cinemas, amusement arcades, and the historic Scarborough Spa complex. Public transport links include a railway station and local bus services.

## Viewings

Access will be provided to the site through a number of viewing dates. Please contact JLL to register your interest.



# Planning

- The landowners have secured full planning permission for a change of use of the existing building. The permission comprises of change of use from care home (C2) to 18 serviced apartments & ancillary managers accommodation/office (Sui Generis).
- The planning application was granted by North Yorkshire Council on 9<sup>th</sup> April 2024.
- The planning permission can be viewed by visiting the North Yorkshire Council Public Access website and searching by the planning application reference number – ZF24/00088/FL.



South Elevation  
Scale: 1 : 100

## Further Information

Please contact JLL to gain access to the dedicated dataroom to view/download all available documents, which include :-

- Planning Permission
- Stage 4 Design
- Title Information

The planning application can also be viewed by visiting the North Yorkshire Council Public Access website and searching by the planning application number – ZF24/00088/FL.

## Title

The property is registered at H M Land Registry with title number NYK153680.

The site will be sold with clean title and vacant possession.

## VAT

We understand the site has not been elected for VAT.

## Method of Sale

The subject site is for sale by way of Private Treaty; however we reserve the right to conclude the marketing by an Informal Tender process.

## Contacts

For further information or to make viewing arrangements please contact:

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