



Flat 10 The Oaklands, 14 Esplanade, Scarborough, YO11 2AF

Offers In The Region Of £169,950

- *TOP FLOOR APARTMENT*
- *SPACIOUS FRONT FACING LOUNGE*
- *POPULAR SOUTH SIDE LOCATION*
- *PASSENGER LIFT*
- *TWO GOOD SIZED BEDROOMS*
- *FITTED KITCHEN*
- *SHORT DISTANCE TO THE BEACH*
- *FANTASTIC SEA AND CASTLE VIEWS*
- *THREE PIECE FAMILY BATHROOM SUITE*
- *SURROUNDED BY A NUMBER OF AMENITIES*

14 Esplanade, Scarborough YO11 2AF

Andrew Cowen Estate Agents present to the market this TWO BEDROOM, TOP FLOOR APARTMENT located on the popular SOUTH SIDE of SCARBOROUGH, within a short distance TO THE BEACH. This accommodation BOASTS EXCEPTIONAL SEA VIEWS, a SPACIOUS FRONT FACING LOUNGE and TWO GOOD SIZED BEDROOMS. This property would appeal to A NUMBER OF BUYERS, including those looking for a SECOND HOME or PERMANENT RESIDENCE.



Council Tax Band: C



This accommodation briefly comprises; entrance hallway leading into the spacious, front facing lounge with feature fireplace and sweeping views of the sea and Scarborough Castle. This property also offers a fitted kitchen with a range of base and wall units, plus ample worktop space and a range of integrated appliances. There are two, good sized double bedrooms, one complete with sink unit. There is also a three-piece family bathroom suite with overhead shower.

Being located on Scarborough's South Cliff means the apartment has excellent access to a wide range of attractions and amenities including The Esplanade and Clock Tower, Italian Gardens, Ramshill Shopping Parade, Spa and Conference Centre accessed through the Tramway to South Bay and beach. It also benefits from a wide range of transport options such as the Train Station, local taxi firms and bus routes as well as an easy walk across Spa Bridge into the town centre.

This property would make an ideal purchase for a host of buyers including those looking for a second home by the seaside, or a permanent residence.

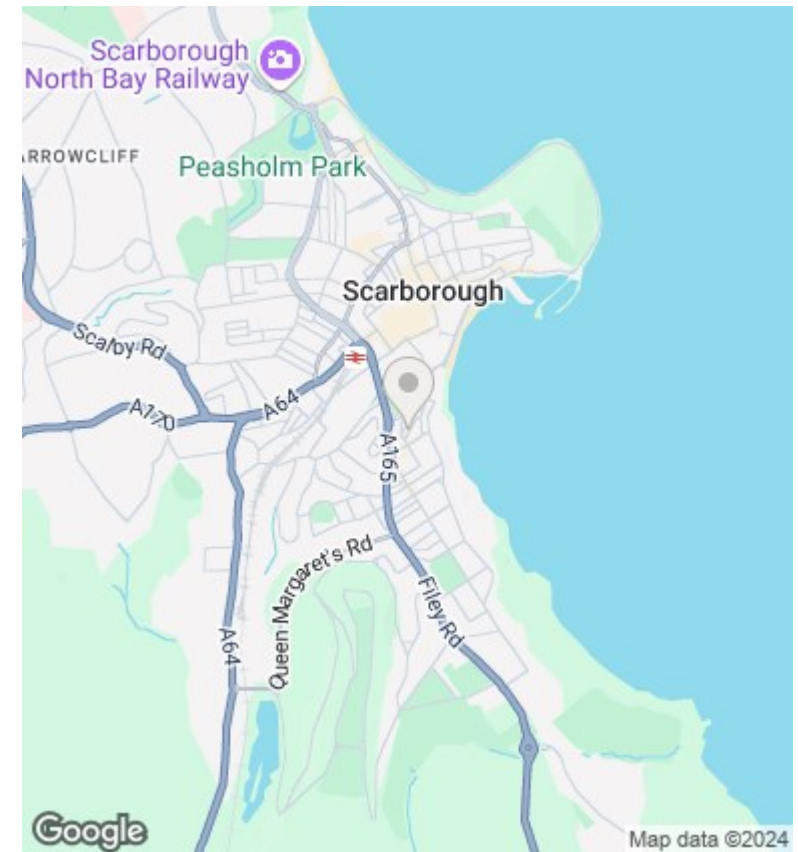
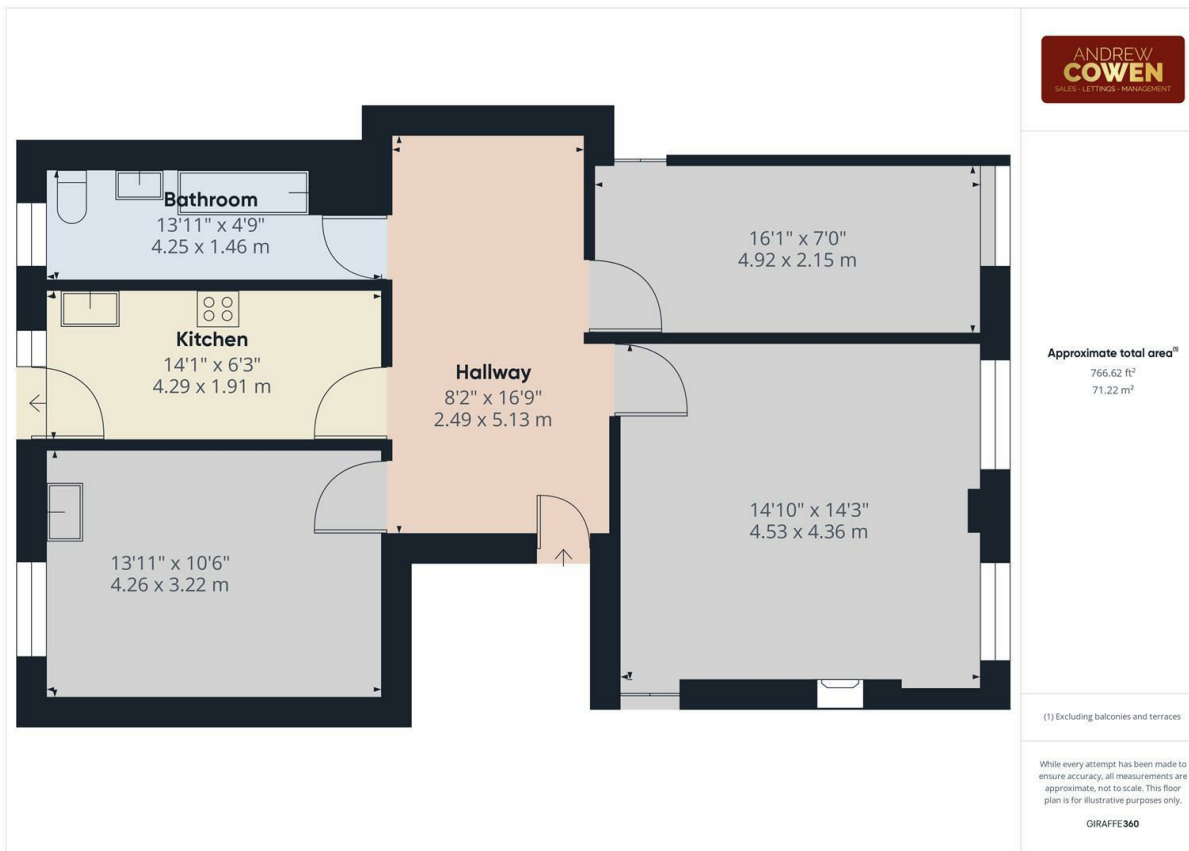
*The maintenance charge for £1,180.22 and is managed by Walker Landray. Yes to lets, no to holiday lets. *all matters of tenure are subject to verification and clarification of solicitors in a contract of sale.**

Please call our friendly Sales Team on 01723 377707 to arrange your viewing today!









Viewings

**Viewings by arrangement only.
Call 01723 377707 to make an
appointment.**

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			79
(69-80) C			
(55-68) D		59	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	