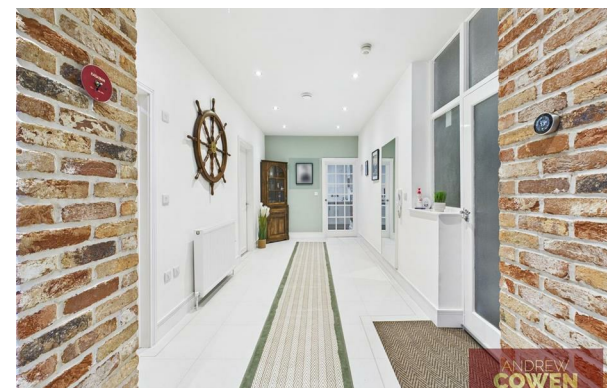




1 Chatsworth Court 9-10 The Crescent, Scarborough, YO11 2PW

Guide Price £220,000

- SPACIOUS GROUND FLOOR APARTMENT
- DESIRABLE CRESCENT LOCATION
- SHORT WALK TO BEACH AND SHOPS
- HOLIDAY LETS NOT PERMITTED
- TWO DOUBLE BEDROOMS
- ENTRY PHONE SYSTEM
- FREEHOLD
- HISTORIC GEORGIAN PROPERTY
- REAR COURTYARD
- MAINTENANCE CHARGE £974.54/PA

1 Chatsworth Court 9-10 The Crescent, Scarborough YO11 2PW

Andrew Cowen Estate Agents are delighted to bring to the market this IMMACULATE TWO BEDROOM GROUND FLOOR APARTMENT, situated in the sought after Georgian-Style Crescent. Has GAS CENTRAL HEATING and COURTYARD TO THE REAR. The shops and restaurants of the town centre are nearby, and the South Bay sands are just a few minutes' walk away. The railway station and the prestigious Stephen Joseph Theatre are just around the corner.

 2  1  1  F

Council Tax Band: B



The property briefly comprises a spacious bright hallway leading to the living room, with tiled flooring, two windows which allow plenty of natural light to flood through and a feature gas fire, two good sized double bedrooms both having fitted wardrobes and the master bedroom benefiting from a bay window with double doors leading to the rear courtyard, a stylish family bathroom and utility area, a modern fitted kitchen with a range of wall and base units and integrated appliances to include, gas hob, electric oven, fridge and freezer and plenty of worktop space.

Externally is a private courtyard, great little space for entertaining or whiling away the hours with a book. To the front of the property, you can enjoy the Crescent Gardens.

This property is within one of Scarborough's most impressive settings which is situated amongst a wealth of amenities including eating and drinking establishments, retail shops and is within close proximity to Scarborough's South Bay and Town Centre Promenade.

Maintenance fee is £974.54/pa

Freehold property

Holiday lets not permitted.

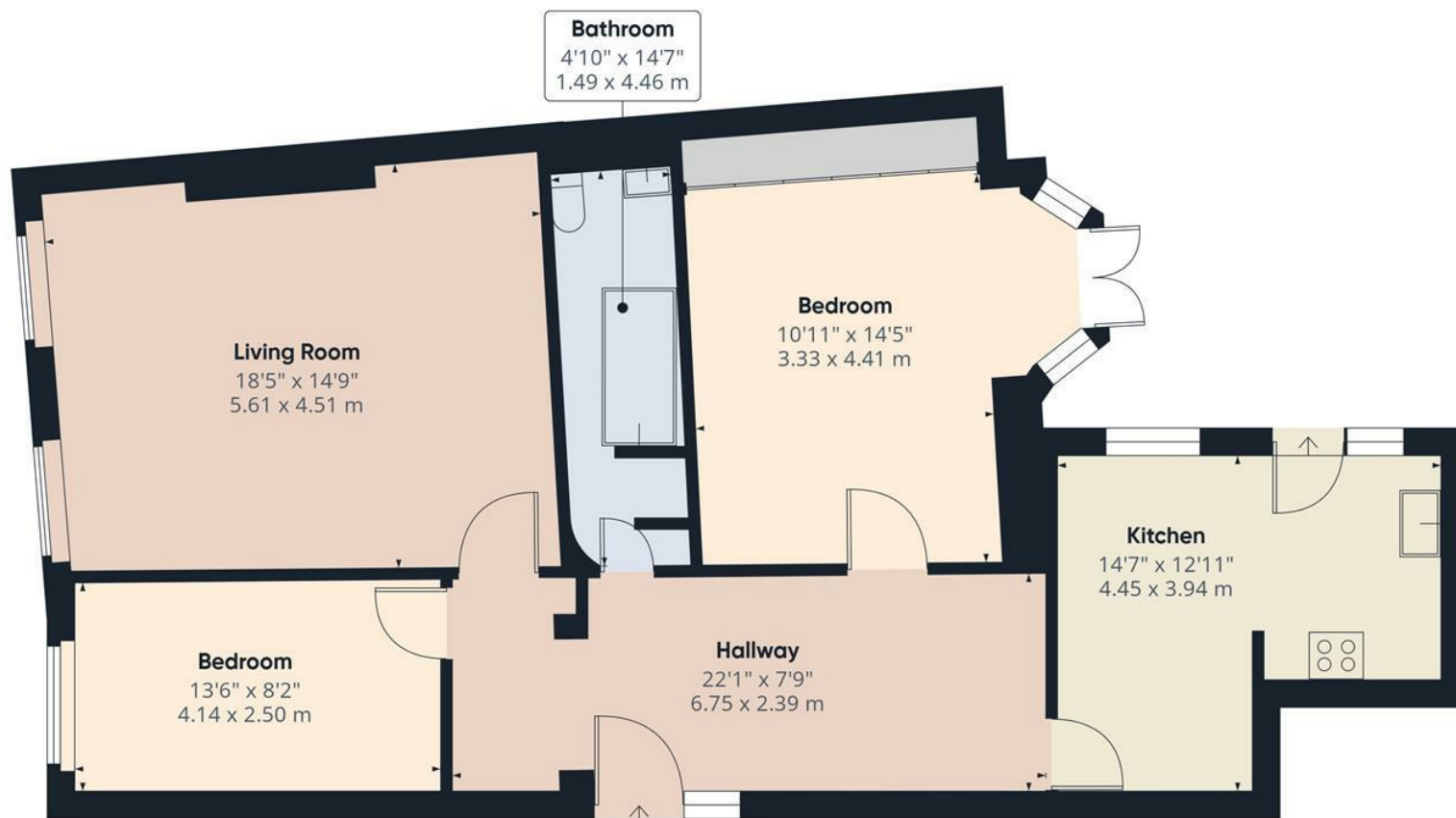
Assured lets permitted.

We have been advised that pets are permitted

***All matters of tenure are subject to verification and clarification of solicitors in a contract of sale. ***

This attractive apartment is not to be missed, ideal as a main residence, seaside retreat or investment. Call one of our friendly sales team today to book your viewing 01723 377707.





Approximate total area⁽¹⁾

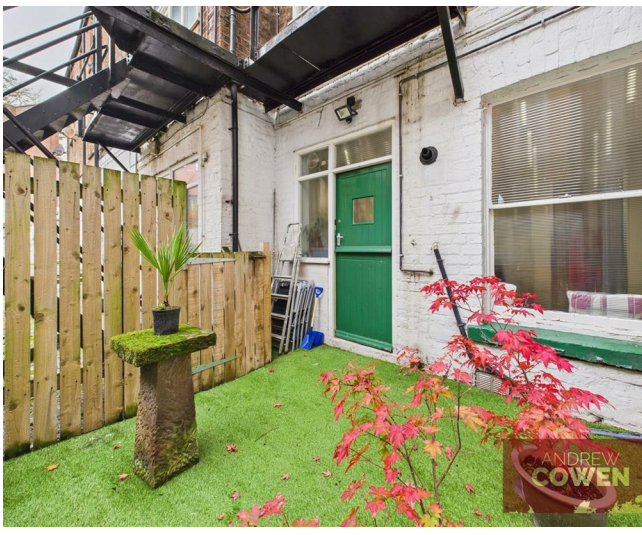
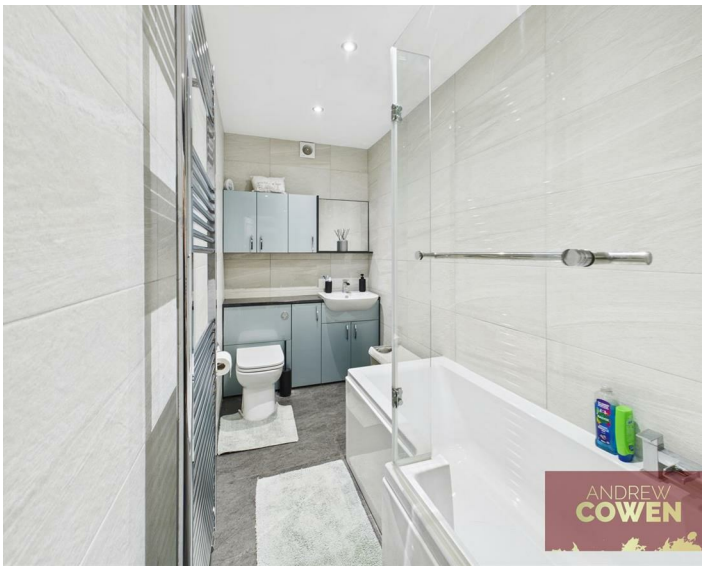
977 ft²

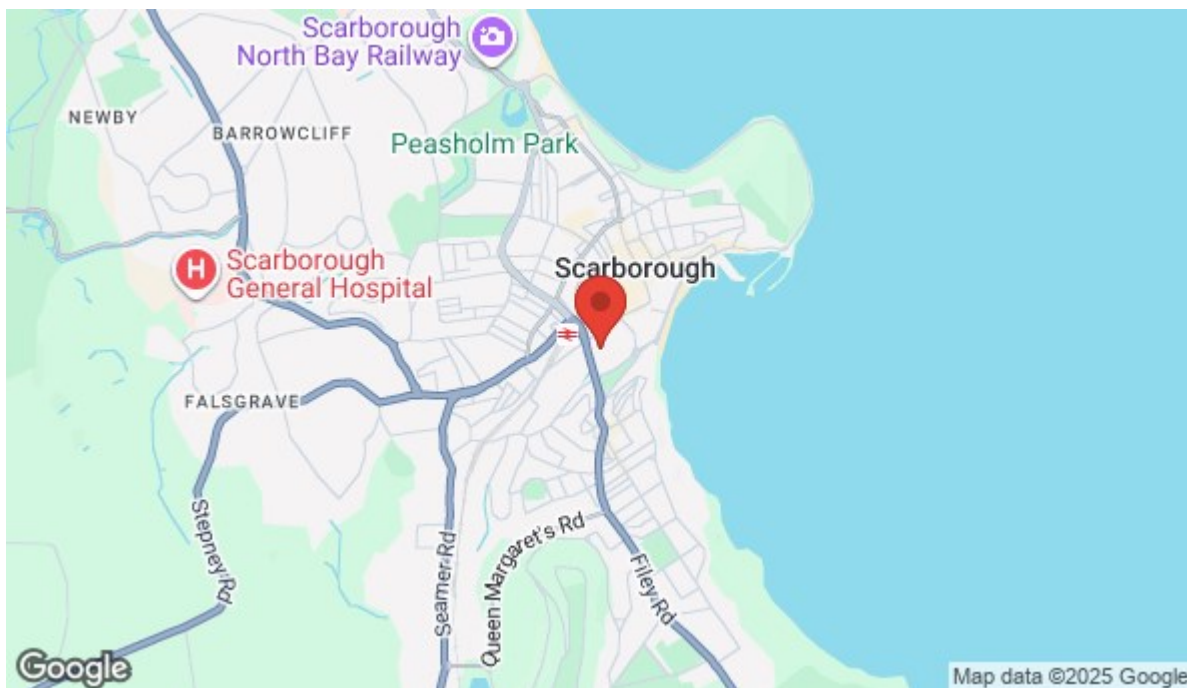
90.7 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360





Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		73
(55-68) D		
(39-54) E		
(21-38) F	38	
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

Viewings

Call the office to make
an appointment today!

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