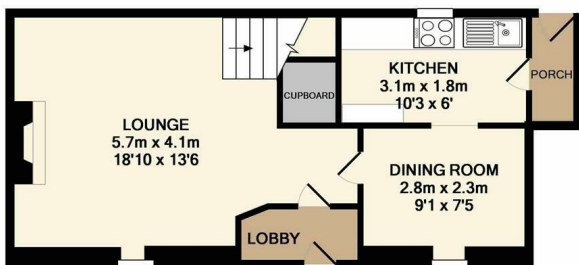




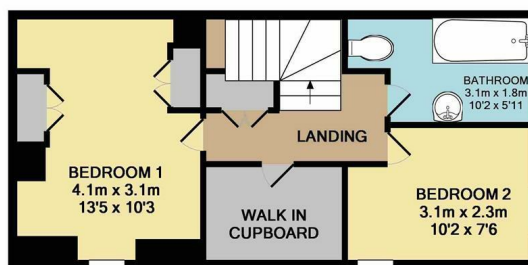
1 Mount Pleasant, Muston, Scarborough, YO14 0EJ

£795 Per Calendar Month

- SEMI-DETACHED COTTAGE
- WALK IN WARDROBE
- COUNCIL TAX C
- TWO DOUBLE BEDROOMS
- FIVE MINUTE DRIVE FROM FILEY CENTRE
- AVAILABLE NOW
- GARDEN AND GARAGE
- LONG TERM LET



GROUND FLOOR
APPROX. FLOOR
AREA 34.8 SQ.M.
(374 SQ.FT.)



1ST FLOOR
APPROX. FLOOR
AREA 33.4 SQ.M.
(359 SQ.FT.)

TOTAL APPROX. FLOOR AREA 68.1 SQ.M. (734 SQ.FT.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Viewings

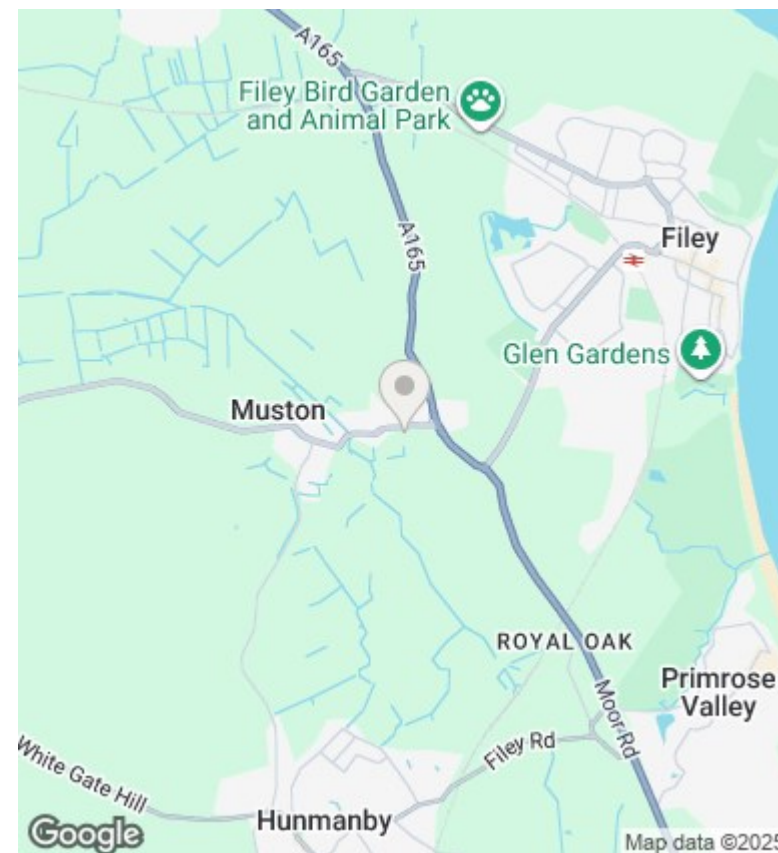
Viewings by arrangement only. Call 01723 377707 to make an appointment.

Council Tax Band

C

EPC Rating:

E



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A	45	86
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC