



Flat 4, 38-38A Pearl Street, Saltburn-By-The-Sea
£120,000





Flat 4

38-38A Pearl Street, Saltburn-By-The-Sea

Superb first floor maisonette near beach and town centre with spacious double bedroom, modern kitchen, light living area and utility space. No chain. Ideal for first-time buyers or investors.

- 1st Floor Maisonette in Fantastic Position
- One Bedroom with Neutral Decor
- Spacious Bathroom with Utility Space
- Seconds to the Beach & Town
- Brilliant for 1st Time Buyer, 2nd Home or Rental
- No Chain Sale

Council Tax band: A

Tenure: Leasehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

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This superbly positioned first floor maisonette offers a fantastic opportunity for first time buyers, those seeking a second home, or investors looking for a rental property.

Located just moments from both the beach and the vibrant town centre, the property enjoys a highly desirable setting that blends convenience with coastal charm.

Upon entering, you are greeted by a bright and welcoming interior, with neutral décor throughout creating a versatile backdrop to suit any style of furnishing.

The spacious double bedroom provides a peaceful retreat, featuring ample space for wardrobes and additional furniture.

The well-proportioned bathroom is thoughtfully designed, incorporating a utility space for added practicality and convenience.

The living area is light and airy, ideal for relaxing or entertaining, and benefits from a large window that enhance the sense of space.

The kitchen is fitted with modern units and worktops, offering plenty of storage and preparation space for home cooking.

The layout of the maisonette is both functional and comfortable, making the most of every square foot.

With the added advantage of a no chain sale, the buying process is streamlined and straightforward, allowing for a swift move-in date.

This property is perfectly suited to those who wish to enjoy a low-maintenance lifestyle in a sought-after location, with all amenities, transport links, and leisure facilities right on the doorstep.

Whether you are looking to step onto the property ladder, secure a convenient bolthole by the sea, or expand your investment portfolio, this maisonette represents an outstanding choice.

Council Tax band: A

Tenure: Leasehold





Early viewing is highly recommended to appreciate the quality, space, and exceptional location on offer.

Buyers Identification Check(s)

Should a purchaser(s) have an offer accepted on a property marketed by Michael Poole Estate Agents they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a third party service to verify your identity; this is not a credit check and will have no effect on credit history. The cost of these checks is £36 inc. VAT per buyer, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.

AGENTS REF:

LS/29102026





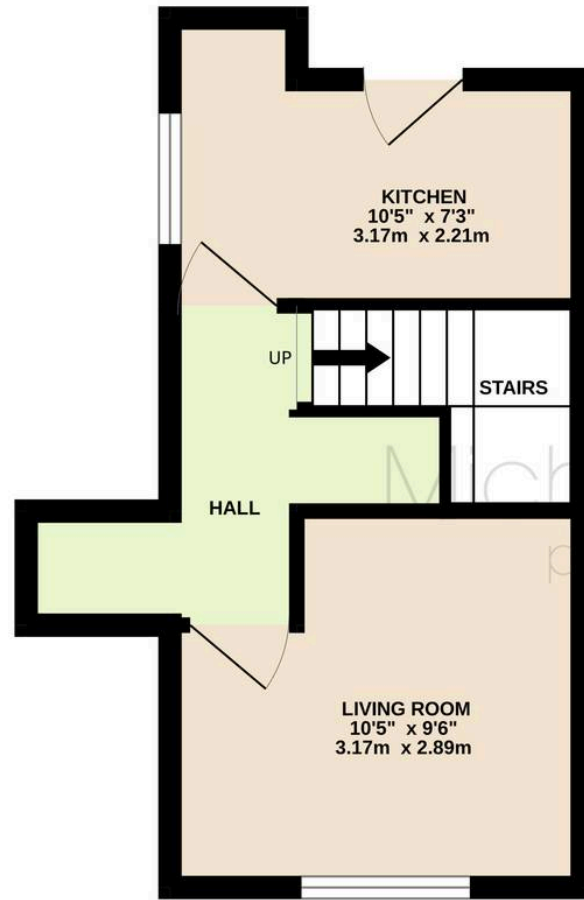




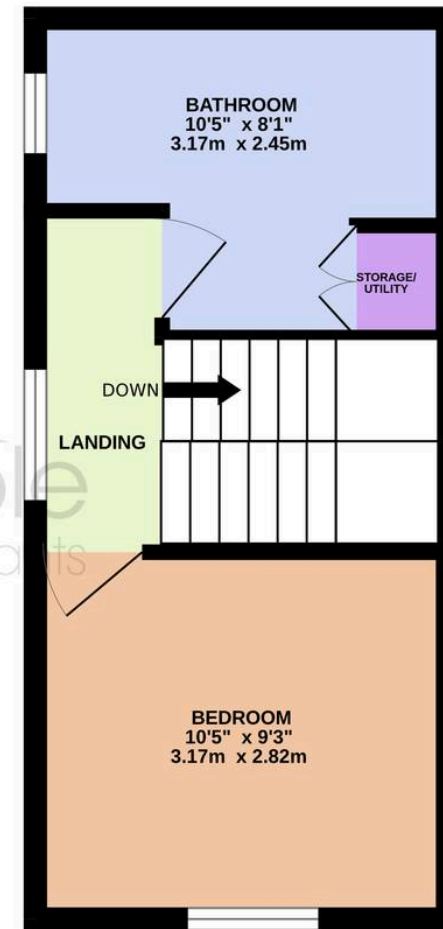
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GROUND FLOOR
227 sq.ft. (21.1 sq.m.) approx.



1ST FLOOR
236 sq.ft. (21.9 sq.m.) approx.



TOTAL FLOOR AREA : 463 sq.ft. (43.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D	64	70
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		

England, Scotland & Wales

Environmental Impact (CO₂) Rating

	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D	62	71
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		

England, Scotland & Wales

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