



Inglebys

Estate Agents



7A Marske Road

Saltburn-By-The-Sea, TS12 1NW

£105,000



A well appointed one bedroom first floor apartment in Saltburn, close to all local amenities and transport links, an ideal first-time buy or investment opportunity.



Tenure: Leasehold, 89 years remaining we are told the annual charge is approximately £100 which includes insurance and nominal ground rent.
Council Tax: Redcar & Cleveland Band A
EPC Rating: D

Entrance Hall

uPVC door to the front aspect, electric radiator, window, under-stairs storage, stairs rising to the first floor

Landing

Access to all rooms, storage cupboard, loft hatch

Living Room 13'9" x 12'0" (4.2m x 3.66m)

2 x uPVC windows to the front aspect, electric fire, electric radiator, storage cupboard

Kitchen 11'1" x 6'10" (max) (3.4m x 2.09m (max))

Fitted base units with laminate work tops, stainless steel sink with drainer, plumbing for washing machine, space for slot in oven and hob, pantry cupboard, uPVC door and uPVC window to the rear.

Bedroom 18'1" (max) x 12'10" (5.53m (max) x 3.93m (max))

2 x uPVC windows, electric radiator

Bathroom

Cast panel bath with electric shower over, glazed screen, wash hand basin in vanity, uPVC window

W.C 7'11" x 2'7" (2.43m x 0.79m)

uPVC window, low level W.C

Anti-Money Laundering (AML) & Funding Disclaimer

Legal Requirement: We must verify the identity and conduct full due diligence on all parties connected to a transaction to comply with UK Money Laundering Regulations.

All Legal Entities Covered: Mandatory compliance checks apply to all legal entities involved in the purchase, including individual buyers, companies, partnerships, trusts, or corporate bodies.

Zero Credit Impact: Checks are securely handled by a third-party compliance provider; they are strictly for identity verification and will not affect your credit history or score.

Fees & Refund Policy: A fee of £36 (including VAT) per check is payable in advance and becomes non-refundable once the checks have been conducted.

Proof of Funding: Valid proof or source of funding must be provided and approved before we can formally accept your offer.

Process Constraint: We cannot issue the official Sales Memorandum or progress the transaction until all fees are paid, funding documents are approved, and compliance checks are successfully completed for all entities.

Disclaimer

Please note that all measurements contained in these particulars are for guidance purposes only and should not be relied upon for ordering carpets, furniture, etc. Anyone requiring more accurate measurements may do so by arrangement with our office.

Our description of any appliances and / or services (including any central heating system, alarm systems, etc.) should not be taken as any guarantee that these are in working order. The buyer is therefore advised to obtain verification from their solicitor, surveyor or other qualified persons to check the appliances / services before entering into any commitment.

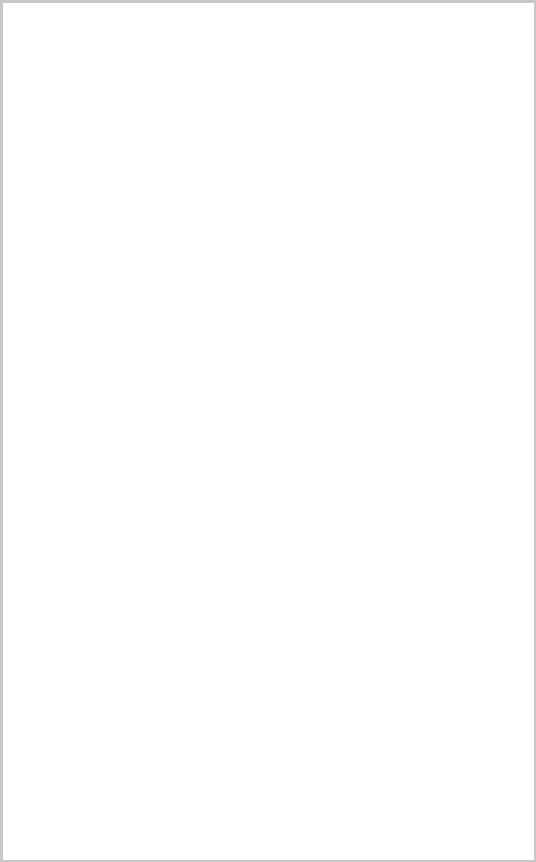
The tenure details and information supplied within the marketing descriptions above are supplied to us by the vendors. This information should not be relied upon for legal purposes and should be verified by a competent / qualified person prior to entering into any commitment.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Area Map



Floor Plans



Energy Efficiency Graph

