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6 Seacroft Mansions, 46 Filey Road

Guide Price **£255,000**



- A beautifully presented Second floor Freehold apartment
- Generous Lounge with walk in bay and dining hallway.
- Modern kitchen with integrated appliances
- Private balcony with wonderful Sea views
- Three double bedrooms
- Garage and off street parking space plus additional parking on first come first served basis
- Well-maintained gardens

We are delighted to present this impressive three-bedroom, two-bathroom apartment that effortlessly blends period charm with contemporary finesse. Entering the property, you are greeted by a grand entrance with ornate stonework and decorative columns, setting a distinguished tone from the outset. The spacious lounge is bathed in natural light from large bay windows, highlighting elegant decorative moulding and a cosy fireplace - the perfect focal point for relaxing or entertaining guests. The adjoining dining hallway features beautiful wooden flooring, high ceilings, and a modern light fixture, providing a warm, inviting space for gatherings. The modern kitchen is both stylish and practical, boasting sleek cabinetry, integrated appliances, and wood flooring, all illuminated by generous windows that flood the room with light. Three generously sized bedrooms offer restful retreats; the master benefits from a private balcony, built-in shelving, and scenic views, while another enjoys plush carpeting, large windows, and a bright, welcoming atmosphere.

This exceptional apartment continues to impress with a suite of contemporary bathrooms. Both are finished to a high standard, featuring modern walk-in showers with glass enclosures, integrated storage, and elegant tiles. One bathroom also offers a sleek, modern bath-tub, heated towel rail, and wood-effect flooring for added comfort. Externally, the property excels with ample off-road parking, a private garage - an invaluable feature for modern living.





The well-maintained gardens provide a peaceful, green backdrop, perfect for enjoying the outdoors, while the private balcony offers a serene space for morning coffee or evening relaxation with picturesque views over charming, red-roofed neighbourhood houses and lush greenery.

With its abundant natural light, versatile living spaces, and extensive parking arrangements, this flat is ideal for families or professionals alike. Don't miss the opportunity to view this remarkable home - contact us today to arrange your private viewing and experience its exceptional qualities firsthand.

Council Tax band: C

Tenure: Freehold

Reception Dining Room 25' 7" x 12' 2" (7.79m x 3.70m)

Lounge 21' 0" x 16' 1" (6.39m x 4.91m)

Kitchen 14' 0" x 9' 10" (4.26m x 3.00m)

Master Bedroom 18' 0" x 12' 10" (5.49m x 3.91m)

En-suite 8' 0" x 5' 10" (2.45m x 1.79m)

Bedroom 2 14' 9" x 11' 0" (4.50m x 3.35m)

Bedroom 3 13' 2" x 9' 10" (4.02m x 3.00m)

Bathroom 10' 2" x 6' 7" (3.10m x 2.00m)

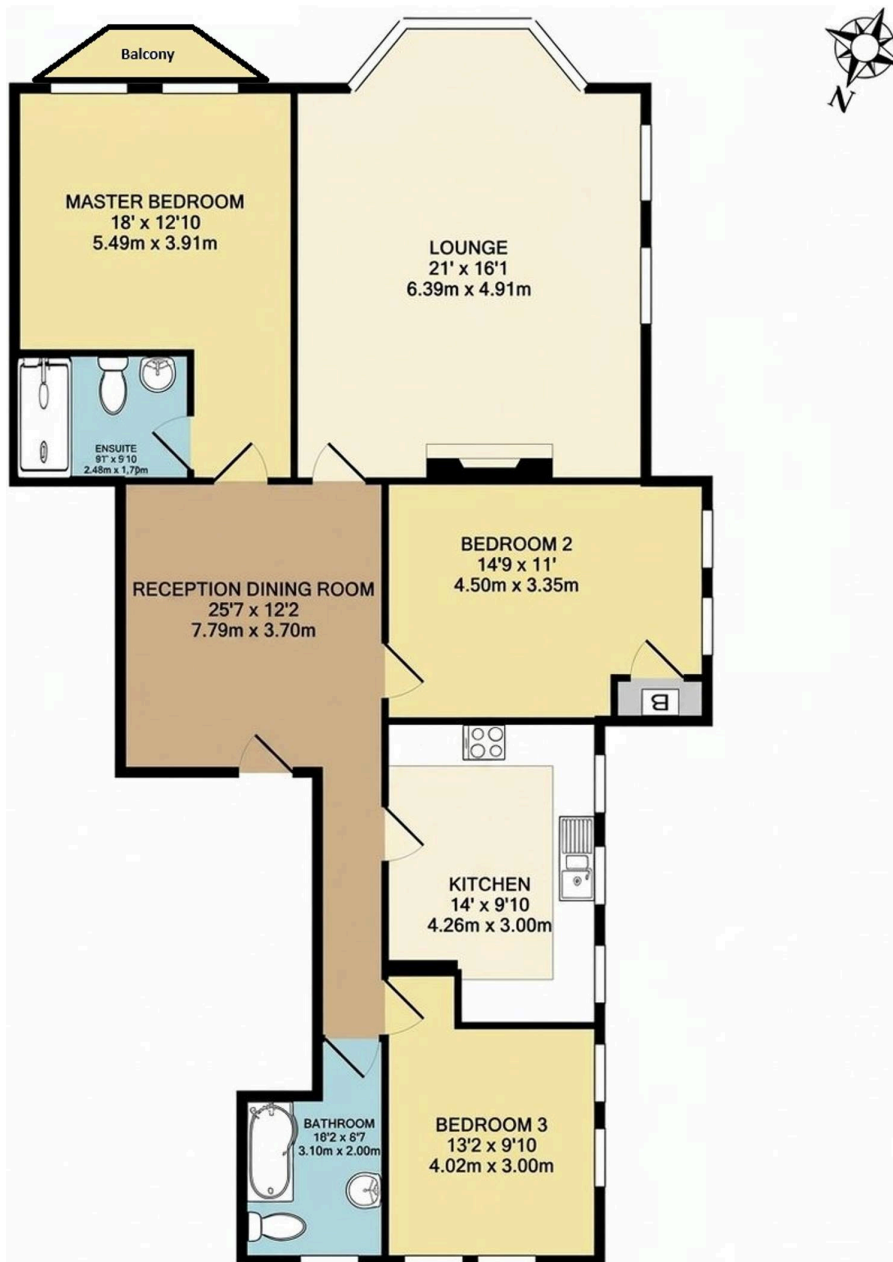
Please note.

If you have an offer accepted on this property, we are obliged by HMRC to conduct mandatory Anti Money Laundering Checks. We outsource these checks to our compliance partners at Landmark and Lifetime Legal. They charge a fee for this service. For further information, please contact our office.

Tenure/ Maintenance

The property is Freehold with a Deed of covenant in place. The Management of the block is handled By Nicholsons estate agents of Scarborough at an annual sum of approx £2400 per annum. Major roof works have been completed recently. No holiday keys permitted, however second home ownership and rental is permitted. The boiler in the property is approx 7 years old and is a combination boiler.





TOTAL APPROX. FLOOR AREA 1207 SQ.FT. (112.1 SQ.M.)

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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Interested?

Contact our friendly team today
 ☎ 01723 352235 | ✉ sales@cphproperty.co.uk

With you every step of the way



Sales, Lettings & Commercial
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NOTE: These particulars are intended only as a guide to prospective Purchasers to enable them to decide whether to make further enquiries with a view to taking up negotiations but they are otherwise not intended to be relied upon in any way for any purpose whatsoever and accordingly neither their accuracy nor the continued availability of the property is in any way guaranteed and they are furnished on the express understanding that neither the Agents nor the Vendors are to be or become under any liability or claim in respect of their contents. Any prospective Purchaser must satisfy himself by inspection or otherwise as to the correctness of the particulars contained. C132