



01947 601301



20 MARCH COURT, WHITBY

2 BED FLAT



WWW.HOPEANDBRAIMESTATEAGENTS.CO.UK



PROPERTY FEATURES

- Harbourside Apartment with Private Parking
- Purpose Built Block with Lift Access
- Lounge/Diner with Picture Window
- Separate Kitchen with Integrated Appliances
- 2 Spacious Double Bedrooms & 1 Bathroom
- Modern Electric Heating and Double Glazing
- Close to Whitby's Harbour & Town Centre
- Ideal as a Permanent Residence or Holiday Home
- 999 Year Lease from 2003 with a Service Charge of £1,433 and a Ground Rent of £400 per year

Type: **FLAT**
Availability: **FOR SALE**
Bedrooms: **2**
Bathrooms: **1**
Reception Rooms: **1**
Parking: **ALLOCATED PARKING**
Outside Space: **COMMUNAL GARDENS**
Tenure: **LEASEHOLD**

01947 601301

www.hopeandbraimstateagents.co.uk



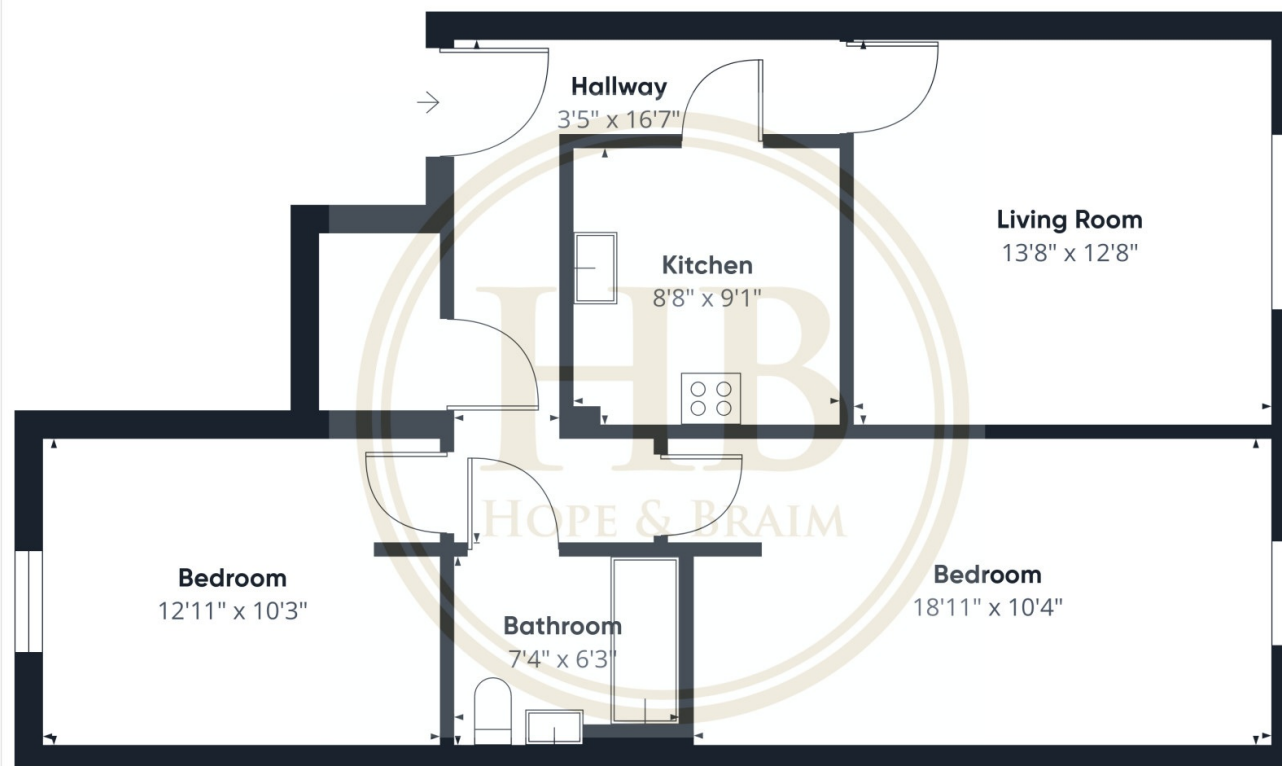
20 MARCH COURT, WHITBY- 2 bed Flat -£199,950



Hope & Braim are delighted to present this harbourside apartment with private parking, situated in a purpose-built block with the benefit of lift access at 20 March Court, Whitehall Landing, Whitby. Occupying a convenient position close to Whitby's historic harbour and bustling town centre, this well-proportioned apartment would make an ideal permanent residence or holiday home, offering easy access to the town's shops, restaurants, and seafront attractions. Internally, the accommodation is arranged to provide a spacious lounge/diner, featuring a picture window that floods the room with natural light. A separate kitchen is fitted with a range of integrated appliances, offering a practical and self-contained space for cooking. There are two spacious double bedrooms, both offering flexible accommodation suited to a range of buyers, whether purchasing as a family home, a downsizer's retreat, or a holiday bolt-hole. The property is served by a single bathroom, though there is scope, subject to the usual consents, to add an en-suite to the principal bedroom for those wishing to further enhance the accommodation. Modern electric heating and double glazing are fitted throughout, ensuring a comfortable and efficient home in every season. The apartment further benefits from private parking, a valuable asset for a property so close to Whitby's harbourside, together with lift access to the block, adding a level of convenience not always found in similar developments. Combining a superb central location with practical, well-presented accommodation, this apartment represents an excellent opportunity for a variety of buyers.



20 MARCH COURT, WHITBY- 2 bed Flat -£199,950



Approximate total area⁽¹⁾
764 ft²

(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		
A		
B		
C		
D		
E		
F		
G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		

Disclaimer: This brochure and property details are a representation of the property offered for sale or rent, as a guide only.

Brochure content must not be relied upon as fact and does not form any part of a contract. Measurements are approximate.

No fixtures or fittings, heating system or appliances have been tested, nor are they warranted by Hope & Braim or any staff member in any way as being functional or regulation compliant.

Hope & Braim do not accept any liability for any loss that may be caused directly or indirectly by the brochure content, all interested parties must rely on their own, their surveyor's or solicitor's findings.

We advise all interested parties to check with the local planning office for details of any application or decisions that may be consequential to your decision to purchase or rent any property.

Any floor plans provided should be used for illustrative purposes only and should be used as such by any interested party.

