



01947 601301



17 ST. JOHNS, ALBION PLACE

2 BED APARTMENT



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PROPERTY FEATURES

- ****CHAIN FREE****
- First Floor Apartment with Private Parking
- Open Plan Living/Kitchen/Diner with Bay Window
- Fully Fitted Kitchen with Integrated Appliances
- 2 Double Bedrooms & 3-Piece Bathroom Suite
- Modern Electric Heating and Double Glazing
- Secure Undercroft Parking for 1 Car
- Close to the Town Centre & Harbourside
- 125 Year Lease from 2007 with a Service Charge of £787.50 per year

Type: **APARTMENT**
Availability: **FOR SALE**
Bedrooms: **2**
Bathrooms: **1**
Reception Rooms: **1**
Parking: **UNDERCROFT PARKING**
Tenure: **LEASEHOLD**

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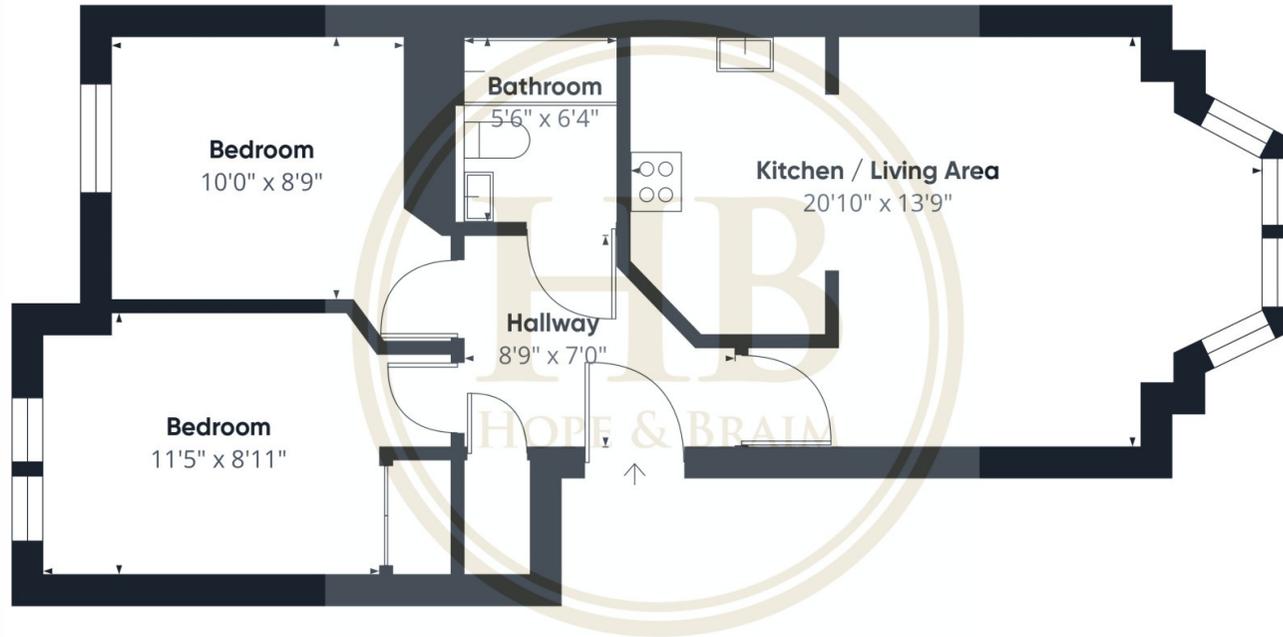
17 ST. JOHNS, ALBION PLACE - 2 bed Apartment - £179,950



Hope & Braim are delighted to present 17 St.John's on Albion Terrace in Whitby to the market. Located on the site of the former Catholic Primary School that lends this development its name is this first-floor apartment that comes with under croft parking. Built-in 2007 this development of two bed and three bed apartments is just a short stroll to the Harbourside and the town centre. The accommodation is surprisingly spacious with an open plan living space comprising a lounge/diner with a large Bay window to the front and a modern kitchen with fitted cabinets and integrated appliances. There are two bedrooms, both doubles with the principal bedroom having built-in wardrobes and a modern bathroom suite with a three-piece bathroom suite comprising a shower over the bath, wash-hand basin, and WC. The apartment has been well-maintained and benefits from having modern electric heating, double-glazing and being in excellent decorative order throughout. A real attraction with these apartments is the secure, under croft parking, which is a real find this close to the town centre. This apartment has been a much-loved holiday home but is also suitable for permanent residence or as a buy-to-let investment.



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Approximate total area⁽¹⁾
560 ft²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360

Energy Efficiency Rating		
Best energy efficient - lower running costs	Current	Potential
A 92-100		
B 81-91		
C 69-80		77
D 55-68		
E 39-54		
F 21-38		
G 1-20		
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.

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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.

