



Inglebys

Estate Agents



29 Milton Street

Saltburn-By-The-Sea, TS12 1DJ

£230,000



A beautifully presented two-bedroom first-floor apartment within Saltburn's distinctive former Arts Bank building, offering generous, contemporary accommodation, a private roof terrace and stylish finishes throughout, all in the heart of the town.



Occupying the first floor of the impressive former Arts Bank building on Milton Street, this superb two-bedroom apartment forms part of a high-quality residential conversion completed in recent years, combining the character and presence of the original building with spacious, modern accommodation finished to an excellent standard.

The apartment immediately stands out for its sense of space, with a generous open-plan kitchen and living area forming the heart of the home. Designed perfectly for modern living, the room offers plenty of space for both lounge and dining furniture, while the contemporary fitted kitchen sits neatly within the open-plan layout to create a sociable and practical living space.

There are two well-proportioned bedrooms, including a principal bedroom with its own en-suite shower room, providing a little extra privacy and convenience. A separate main bathroom serves the remainder of the apartment and continues the modern finish found throughout.

One of the property’s biggest selling points is its own private roof terrace, a fantastic outdoor space and a real rarity for an apartment in such a central location. Ideal for sitting out, entertaining or simply enjoying some fresh air away from the bustle of the town, it adds another dimension to what is already a very appealing home.

The former Arts Bank is positioned on Milton Street, right in the centre of Saltburn, placing the town’s independent shops, cafés, bars and restaurants virtually on the doorstep. Saltburn’s beach, Valley Gardens, railway station and famous pier are all within easy reach, making the apartment equally suited to permanent living, a coastal base or buyers looking for a stylish lock-up-and-leave property.

Spacious, well finished and set within one of Saltburn’s more distinctive converted buildings, this is an excellent opportunity to acquire a modern two-bedroom apartment with the added benefit of private outside space.

The property is offered for sale with no onward chain, allowing for a potentially straightforward purchase.

Tenure:

Tenure Details: Due to lease restrictions, holiday lettings are not permitted.

Council Tax: Redcar & Cleveland Borough Council. Band-A.

EPC Rating: C-Rating.

Communal Entrance

Secure intercom system. Tiled mosaic floor with stairs leading to the apartment on the first floor.

First Floor

Entrance Hall

Intercom system. Wooden floor.

Open-Plan Kitchen & Living Area 24'1" x 14'9" (max) (7.36m x 4.50m (max))

A range of wall, base & drawer units. Quartz worktops incorporating sink with single drainer & mixer tap. Integrated electric oven & hob. Extractor hood. UPVC double glazed windows to the front & side aspects with wooden shutters. 2x Radiators.

Bedroom One 13'10" x 10'2" (4.22m x 3.11m)

Fireplace. Carpeted. UPVC double glazed windows to the side aspect & door opening to the Roof Terrace. Radiator. Access to the En-Suite.

Bedroom One En-Suite 10'11" x 4'1" (3.33m x 1.26m)

Corner walk-in shower cubicle. Low-level W/C. Hand basin. Tiled floor & part-tiled walls. Chrome heated towel rail. UPVC double glazed window to the side aspect.

Bedroom Two 16'2" x 9'1" (4.94m x 2.77m)

2x UPVC double glazed windows to the side aspect with wooden shutters. Carpeted. Fitted wardrobes. 2x radiators.

Bathroom 10'9" x 4'6" (3.28m x 1.39m)

Tiled panel bath with shower above. Glazed shower screen. Pedestal hand basin. Low-level W/C. Chrome heated towel rail. UPVC double glazed window to the rear aspect. Tiled floor & part-tiled walls.

Roof Terrace

Private outdoor space exclusively for this apartment and accessed from Bedroom One.

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.

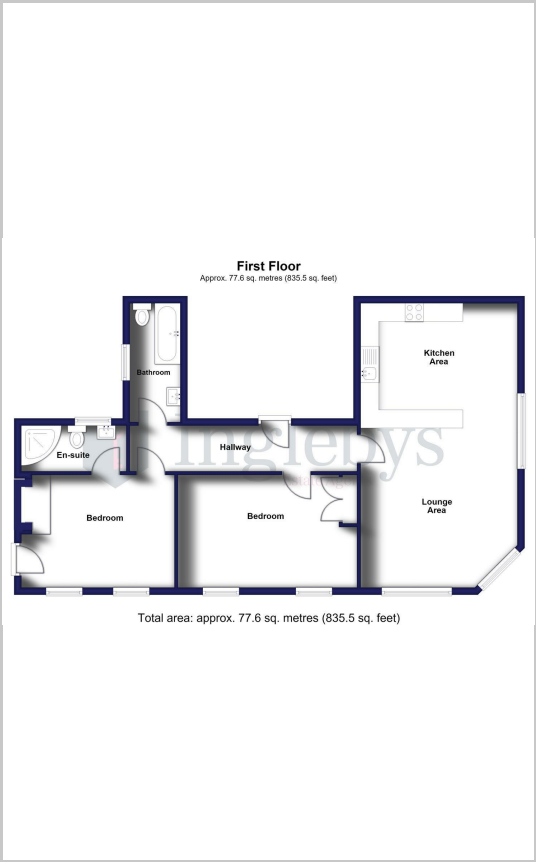
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Area Map



Floor Plans



Energy Efficiency Graph

