

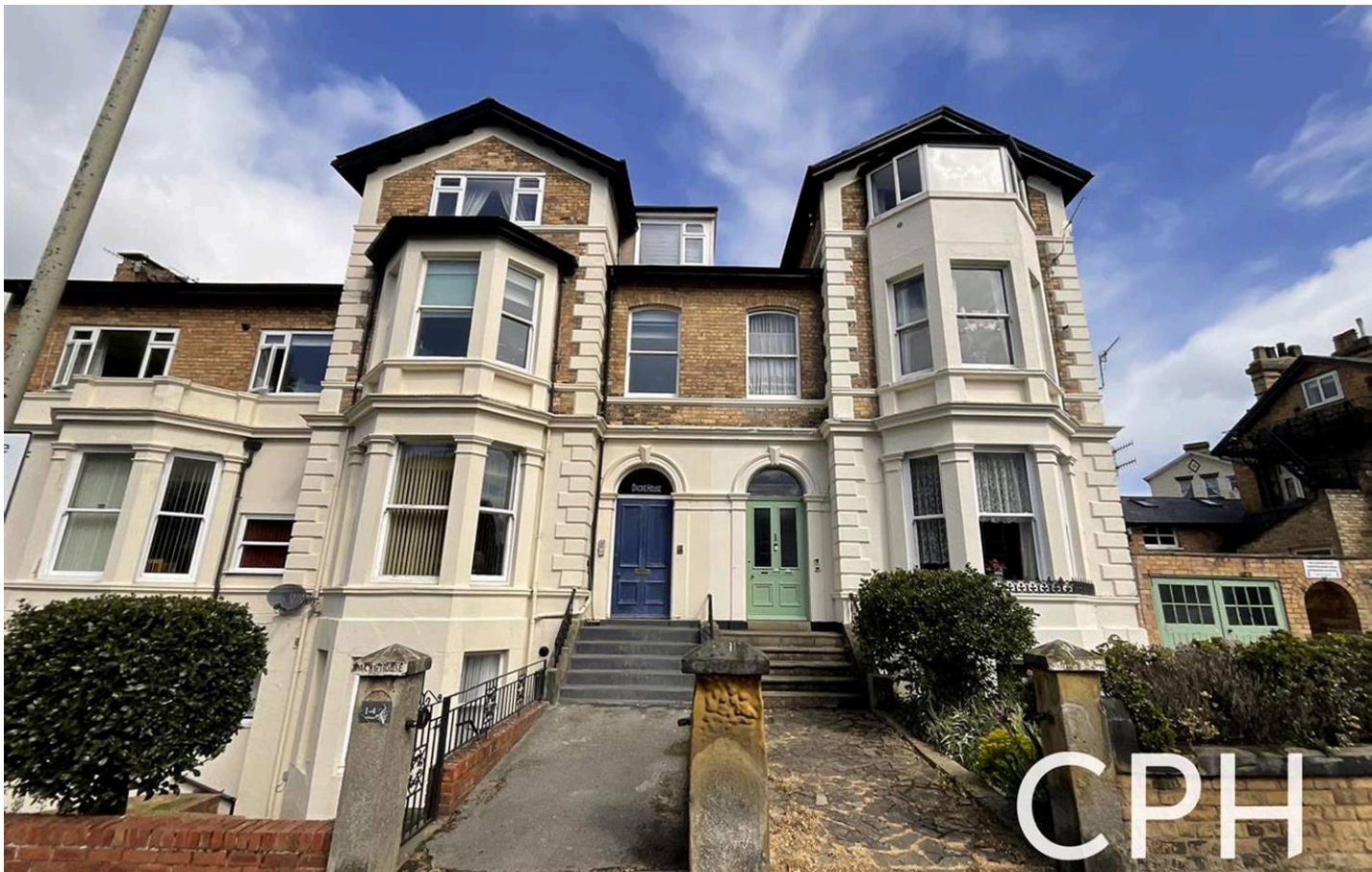


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Flat 4, Dacre, 3 Westbourne Road

Guide Price £115,000



## Flat 4

Dacre, Scarborough

- Modern Decor Throughout
- Double glazed and Electric heating
- Immaculately Presented top floor FREEHOLD apartment
- Popular Sotuh cliff location
- Sold with vacant possession and no onward chain
- Two bedrooms and Shower room
- The apartment can be sold fully furnished if required which includes white goods, standing furniture, soft furnishings and electrical items such as TV's.

Located in the charming Dacre House on Westbourne Road of Scarborough, is this immaculately presented top floor flat which offers a modern living experience. With two well-proportioned bedrooms, this property is perfect for individuals or couples seeking a modern and comfortable home.

The flat boasts a contemporary decor throughout, creating a stylish and inviting atmosphere. Natural light floods the space, thanks to the double-glazed windows, enhancing the overall appeal of the apartment. The electric heating ensures a warm and cosy environment, making it an ideal retreat during the cooler months.

One of the standout features of this property is that it is sold with vacant possession and no onward chain, allowing for a smooth and hassle-free transition for the new owner. This is a rare opportunity to acquire a freehold apartment in such a desirable location, making it an excellent choice for both first-time buyers, second home owners and investors alike. The also property benefits from a maintenance agreement





### Communal Area

Communal entrance Door

### Entrance Hall

Dimensions: 4.1 x 0.9 (13'5" x 2'11").

### Lounge

Dimensions: 3.3 x 2.9 (10'9" x 9'6").

### Kitchen

Dimensions: 3.7 x 1.1 (12'1" x 3'7").

### Bedroom One

Dimensions: 3.4 x 2.4 (11'1" x 7'10").

### Bedroom Two

Dimensions: 2.1 x 2.1 (6'10" x 6'10").

### Shower Room

### Tenure

We believe the property to be FREEHOLD with a maintenance agreement in place with Ellis Hay which covers maintenance and Building insurance at a cost of £675 per annum.

### EPC and Council Tax

EPC - 57 D Council tax - A

### Details prepared by/ Date

GV 24/05/25

### HMRC DISCLAIMER

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.





*Interested?*

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