



colin ellis

North Marine Road, Scarborough, YO12 7JA

This well-presented one-bedroom flat offers a delightful living experience within a charming Grade II listed building. Situated on the second floor, the property boasts a spacious reception room with a bay window that invites natural light. The flat's prime location is a significant advantage, as it is just a stone's throw away from the beautiful Peasholm Park, perfect for leisurely strolls and outdoor activities. Additionally, the town centre is within easy reach, offering a variety of shops, cafes, and amenities to cater to your everyday needs. This property is ideal for those seeking a blend of historical charm and modern convenience in a great location. Whether you are a first-time buyer, a couple, or looking for a rental investment, this flat presents an excellent opportunity to enjoy the best of Scarborough living.

Guide Price £79,950



ENTRANCE HALL

2.13 x 1.82 (6'11" x 5'11")

LIVING ROOM

3.38 x 3.84 (11'1" x 12'7")

KITCHEN

1.99 x 3.89 (6'6" x 12'9")

BEDROOM

3.03 x 3.34 (9'11" x 10'11")

BATHROOM

1.94 x 3.31 (6'4" x 10'10")

TENURE

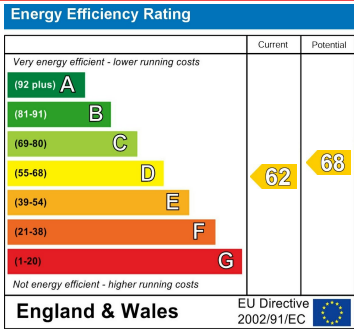
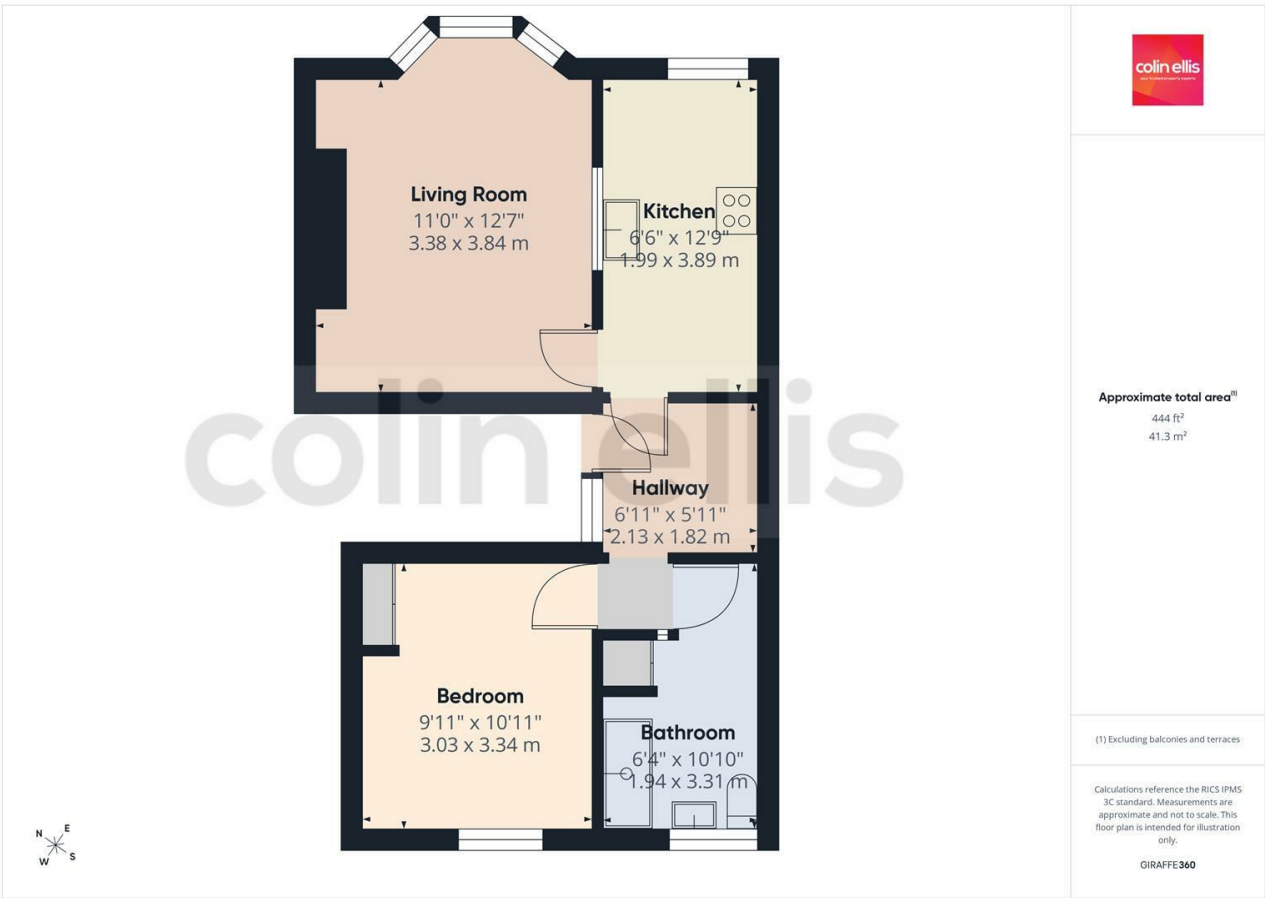
Our vendor has made us aware of the following:

- * Freehold
- * Maintenance charge £950pcm covering exterior roof, walls and front garden (including gate), communal cleaning and maintenance
- * Front yard is shared
- * Pets allowed
- * AST`s allowed
- * Holiday lets allowed
- * Maintenance is legally binding for all flat owners

Please note all matters of tenure are subject to verification and clarification in a contract of sale







North Marine Road - 18813050
Council Tax Band - A
Tenure - Freehold

DISCLAIMER: The agent has not tested any apparatus, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification from their own solicitor or surveyor. Occasionally a wide angle lens may be used. This property was inspected by COLIN ELLIS PROPERTY SERVICES. We always try to make our sales particulars accurate and reliable, but if there is any point which is of particular importance to you, especially if you are considering travelling some distance to view the property, please do not hesitate to contact this office, we will be pleased to check the information for you. Council Tax Band ratings have been provided by DirectGov.



Tel: 01723 363565
E-mail: info@colinellis.co.uk

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