Higgins Drysdale

NATIONAL PROPERTY AUCTIONS

Speedy, Certain & Profitable

01243 278139
higginsdrysdale.com
info@higginsdrysdale.com

- Freehold, terrace house
- In need of repair and modernisation
- Approximate internal extent of 2,055 SQFT
- Double-width retail premises, kitchenette, WC and storage rooms on the ground floor
- Seven rooms on the fist and second floors
- Views over the bay from the rear garden
- Eastborough, Scarborough
- Auction Friday 30 October 2026

Register to bid

# Auction guide £90,000

## Lot 139 - 5-7 Eastborough Scarborough North Yorkshire YO11 1NG

*A freehold terrace house with a double-width retail premises and storage areas on the ground floor, with seven rooms on the first and second floors, located in Eastborough, Scarborough, and in need of repair and modernisation. Ideal for investors and developers.*

**FOR SALE BY AUCTION:** To be sold by public auction on the owner's instructions. A freehold terrace house in need of repair and modernisation, and ideal for investors and developers. The property has a double-width retail premises on the ground floor with rear storage areas with a kitchenette and WC. The rear garden overlooks the bay with spectacular views. The first and second floors have seven rooms, currently used for storage. Located on Eastborough, the property is centrally located in Scarborough. The approximate internal extent is 2,055 SQFT. To be sold by auction via online bidding on Friday, 30 October 2026.

**Auctioneer's comments:** 'A unique opportunity to purchase a retail premises owned by one family for generations and once modernised, offering great potential to interested investors and devlopers.'

**Auction date**
The property is to be sold by public auction on Friday, 30 October 2026, via a 2-hour online bidding window.

**To view**
You can view the property by booking a place on one of the advertised managed block viewings. Once you register to bid by setting up your online bidding account, you will receive a Calendly link to book. Each block viewing is either 30 or 60 minutes, and no ad hoc viewings will be available. In most cases, a video tour will be available.

**Description**
Freehold terrace house in need of repair and modernisation, with seven upper-floor rooms, double-width retail premises, storage, a rear garden with bay views, and an approximate internal extent of 2,002 SQFT.

**Location**
Eastborough, Scarborough, North Yorkshire, 0.8 miles to Scarborough railway station
Latitude: 54.283253
Longitude: -0.396278

**Configuration**
Ground floor: double-width retail premises, kitchenette, WC, storage room
First floor: 3 rooms
Second floor: 4 rooms

**EPC rating**
EPC C (Commercial)
Cert. no.: 2956-7246-0860-2332-4488

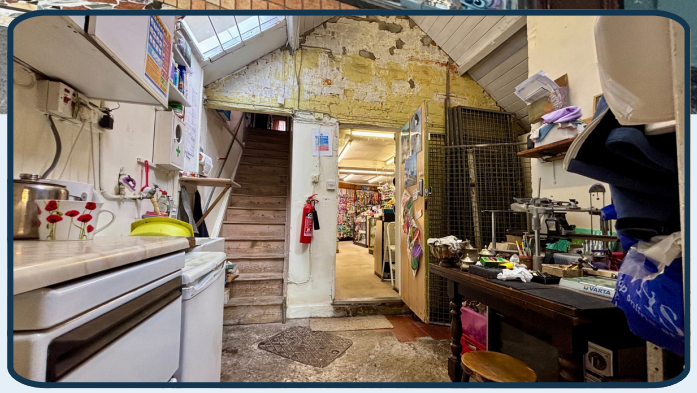
**Tenure**
Freehold with vacant possession*
*The historic business is not being sold as a going concern

**Local authority and council tax band**
North Yorkshire Council
Current rateable value (1 April 2026 to present): £11,000**
**This is the rateable value for the property. It is not what you pay in business rates or rent. Your local council uses the rateable value to calculate the business rates bill.

**Pre-auction bids**
To make a pre-auction bid, you must be an approved bidder. Once you have set up your online bidding account, verified your ID and paid the security deposit, you can email the amount you would like to bid. The common auction conditions and special conditions apply to all pre-auction bids, and no conditions will be acceptable. Should your pre-auction bid be accepted, you will need to immediately pay the balance of the 10% deposit (min. £5,000) and all auction fees listed. The Auctioneer reserves the right to refuse any bid.

**Auction fees**
In addition to the 10% deposit (min. £5,000) of your winning bid, you must pay an auction buying commission of 1.5% plus VAT (min. fee of £2,100.00 plus VAT) of the purchase price and auction buying fee of £1,900.00 plus VAT. Please be aware that additional fees may be payable on completion, including disbursements in the legal pack. Check the legal pack for each lot you are interested in before bidding.

JOHN WHERRITT
Retirement Sale
RETIREMENT SALE
UP TO 50% OFF MARKED PRICE
SALE
Book to View

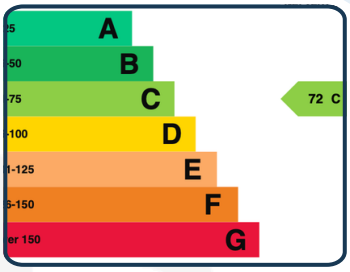


SALE

Book to View

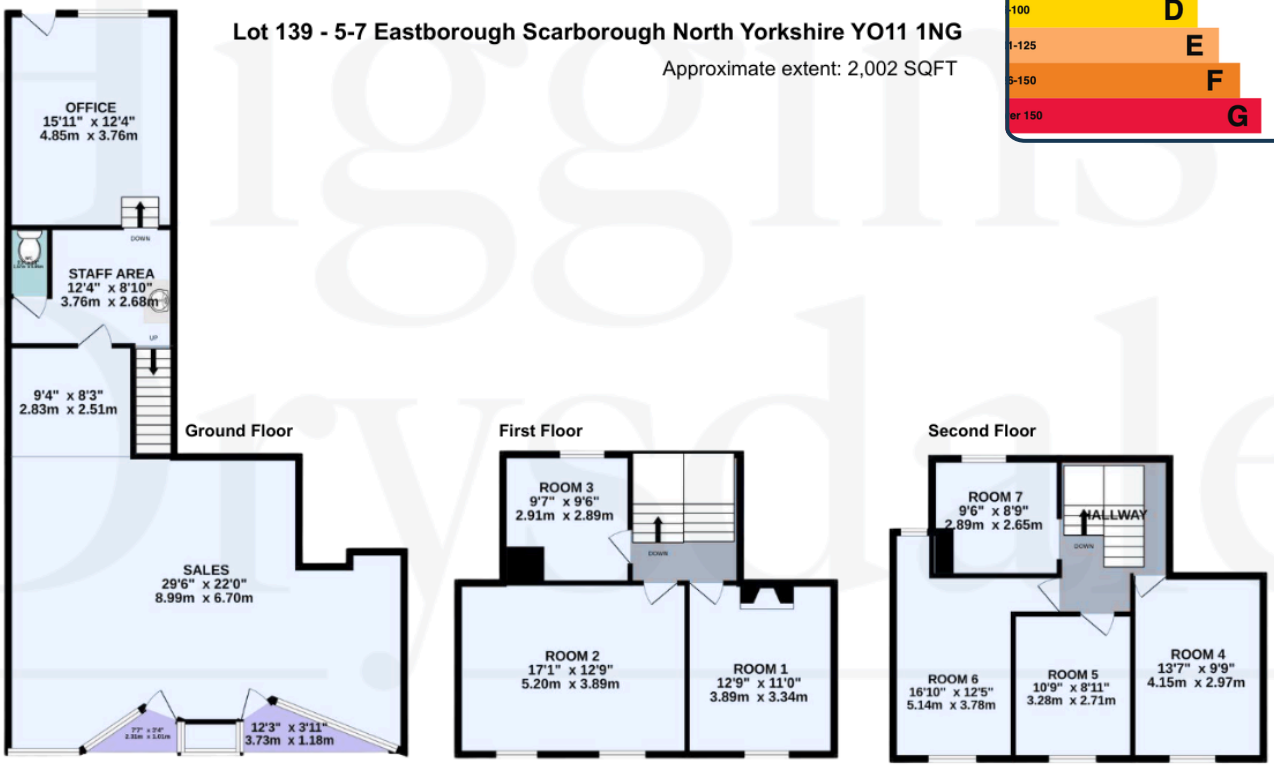
CREAM LACE

Book to View




**Lot 139 - 5-7 Eastborough Scarborough North Yorkshire YO11 1NG**

Approximate extent: 2,002 SQFT



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2025