





Ground and First Floor Maisonette 12 South Street

Scarborough, Scarborough

- First and Second floor maisonette located in the sought after South Cliff area
- Leasehold tenure, offered with vacant possession and no onward chain
- Lounge/ kitchen, One bedroom and ensuite shower room
- In need of some modernisation
- Ideal buy to let
- Suitable for Cash buyers

Positioned in the highly sought-after South Cliff area, this 1 bedroom Maisonette offers a unique opportunity for those seeking a prime location. Set across the first and second floors, this leasehold property boasts a convenient layout with a lounge/kitchen, one bedroom, and an ensuite shower room. The property, offered with vacant possession and no onward chain, in need of modernisation, presenting an ideal buy-to-let investment opportunity.

Perfectly suited for those seeking a project.

Located within close proximity to all local amenities, this property is an enticing proposition. An unmissable opportunity with great potential awaits – book your viewing on

01723 352235 [📞](https://www.rightmove.co.uk/property-portal/01723352235)

Council Tax band: A

Tenure: Leasehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: E





Kitchen/ Lounge

11' 10" x 10' 2" (3.60m x 3.10m)

First floor

Bedroom

11' 10" x 10' 2" (3.60m x 3.10m)

Shower Room

8' 2" x 6' 7" (2.50m x 2.00m)

Please note

All services/appliances have not and will not be tested

Tenure

Leasehold with a lease of 999 years from May 1991



GROUND FLOOR
356 sq.ft. (33.0 sq.m.) approx.



TOTAL FLOOR AREA : 356 sq.ft. (33.0 sq.m.) approx.

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.
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Interested?

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NOTE: These particulars are intended only as a guide to prospective Purchasers to enable them to decide whether to make further enquiries with a view to taking up negotiations but they are otherwise not intended to be relied upon in any way for any purpose whatsoever and accordingly neither their accuracy nor the continued availability of the property is in any way guaranteed and they are furnished on the express understanding that neither the Agents nor the Vendors are to be or become under any liability or claim in respect of their contents. Any prospective Purchaser must satisfy himself by inspection or otherwise as to the correctness of the particulars contained. C132