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CHARTERED SURVEYORS
For over 30 years

Flat 23, Normanton Rise Belvedere Place, Scarborough
£115,000



- TWO BEDROOM FIRST FLOOR FLAT
- NO ONWARD CHAIN
- IDEAL INVESTMENT/HOLIDAY LET/FIRST TIME BUY
- POPULAR SOUTH SIDE LOCATION
- NO PARKING RESTRICTIONS

We are delighted to present this charming two bedroom first floor flat, ideally situated in a sought-after south side location.

This inviting property offers a wonderful opportunity for first time buyers, investors, or those seeking a holiday retreat, with the added benefit of no onward chain for a smooth and swift purchase. The flat boasts a well-proportioned layout, featuring a spacious living/dining area that is perfect for relaxing or entertaining, complemented by a separate fitted kitchen with ample storage and workspace. Both bedrooms are generously sized, providing comfortable accommodation and flexibility for guests, a home office, or additional storage. The bathroom is modern and well-appointed, ensuring convenience and style.

The property enjoys a bright and airy ambience throughout, enhanced by large windows that fill the rooms with natural light. Situated in a popular residential area, this flat benefits from no parking restrictions, making it exceptionally convenient for residents and visitors alike. With easy access to local amenities, shops, and transport links, this is a superb opportunity not to be missed.

Arrange your viewing today to fully appreciate all that this delightful property has to offer.

Council Tax band: A

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C





ACCOMMODATION

FIRST FLOOR

Living/Dining Room

19' 0" x 11' 10" (5.80m x 3.60m)

Kitchen

4' 11" x 10' 10" (1.50m x 3.30m)

Bedroom 1

10' 2" x 7' 10" (3.10m x 2.40m)

Bedroom 2

10' 2" x 6' 11" (3.10m x 2.10m)

Bathroom

4' 11" x 8' 2" (1.50m x 2.50m)

Tenure/Maintenance

We are informed by the vendor that the property is Freehold with a maintenance agreement in place with a local company and the maintenance charges are approximately £1320 per annum. We have also been informed that no holiday lets are permitted.

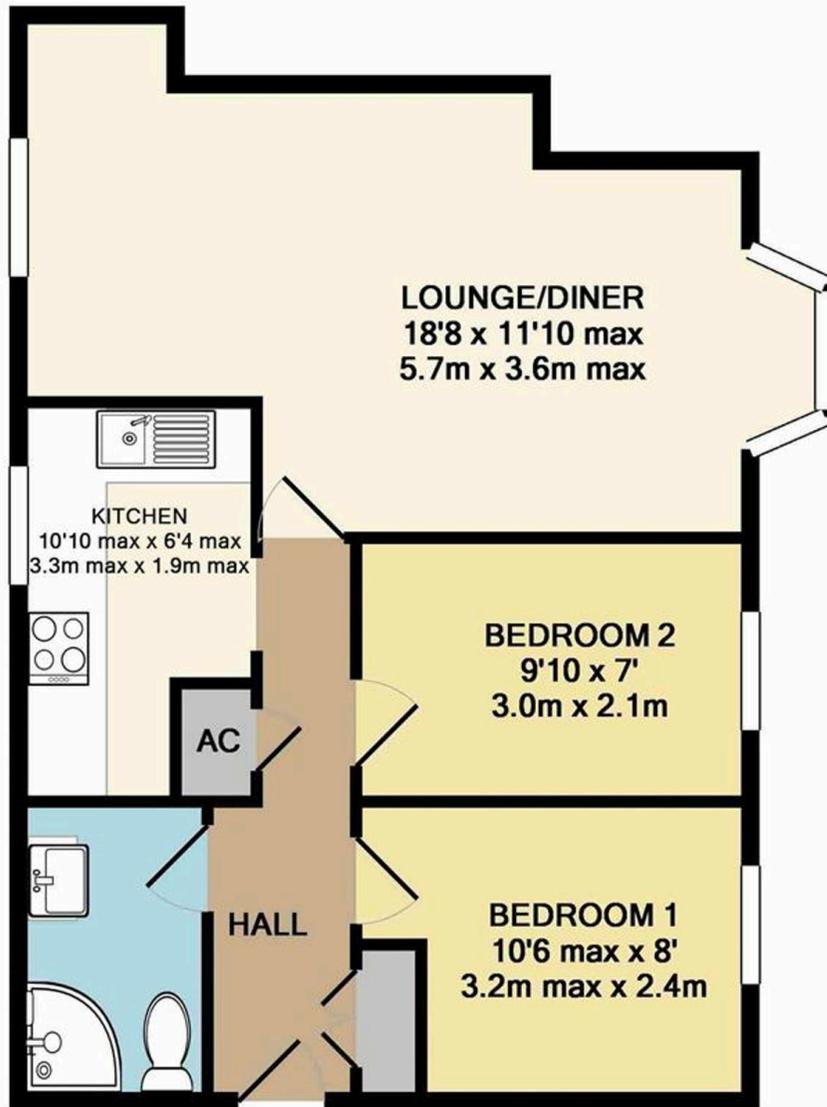
HMRC DISCLAIMER

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.

Details Prepared:

AB180226





TOTAL APPROX. FLOOR AREA 534 SQ.FT. (49.6 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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?

Contact our friendly team today
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With you every step of the way



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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