



10 Gladstone Road, Scarborough, YO12 7BH
£575 PCM

This recently updated, one bedroom, ground floor maisonette is situated close to the Town Centre, local shops and school. It is also within walking distance of Peasholm Park and the North Bay. The property comprises a lounge, kitchen, dining room, bedroom and bathroom. It benefits from gas central heating and uPVC double glazing.

Not suitable for children, no pets and Strictly no smoking.

EPC rating D

FRONT DOOR

leading to

HALLWAY

leading to

LOUNGE

with electric fire and surround, radiator and uPVC double glazed bay window over looking the front

BEDROOM

with radiator and uPVC double glazed window

BATHROOM

with white three piece suite, shower over the bath, radiator and uPVC double glazed window

DOWNSTAIRS TO

KITCHEN

with a range of base and wall units, stainless steel sink unit, tiled splash back, integrated electric oven and hob with extractor over, space for fridge, space for washing machine, uPVC double glazed window

DINING ROOM

with radiator

DIRECTIONS

SATNAV - postcode YO12 7BH
what3words - ///brings.hoot.risky

UTILITIES

COUNCIL CHARGES - Band A (North Yorkshire Council)
ELECTRIC CHARGES - TBC
GAS CHARGES - TBC
WATER CHARGES - TBC

REFERENCING

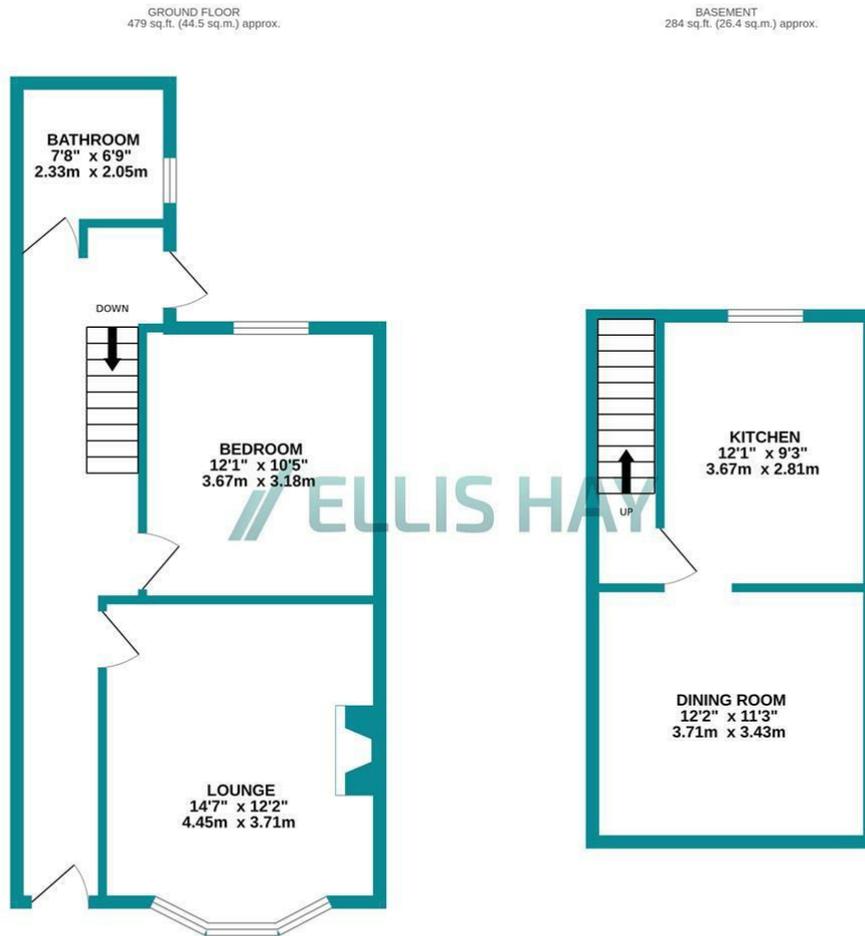
TO APPLY WE REQUIRE PHOTO ID, PROOF OF INCOME, PROOF OF ADDRESS AND A HOLDING DEPOSIT OF £130.00 (PLEASE NOTE: THIS WILL BE WITHHELD IF ANY RELEVANT PERSON (INCLUDING ANY GUARANTORS) WITHDRAW FROM THE TENANCY, FAIL A RIGHT TO RENT CHECK, PROVIDE MATERIALLY SIGNIFICANT FALSE OR MISLEADING INFORMATION, OR FAIL TO SIGN THEIR TENANCY AGREEMENT (AND/OR GUARANTOR AGREEMENT) WITHIN 15 CALENDAR DAYS (OR OTHER DEADLINE FOR AGREEMENT AS MUTUALLY AGREED IN WRITING).

AFTER PASSING THE RENT AND DEPOSIT DUE ON THE DAY OF SIGNING THE AGREEMENTS ARE:

RENT £575.00
HOLDING DEPOSIT -£130.00
DEPOSIT £660.00

TOTAL £1100.00

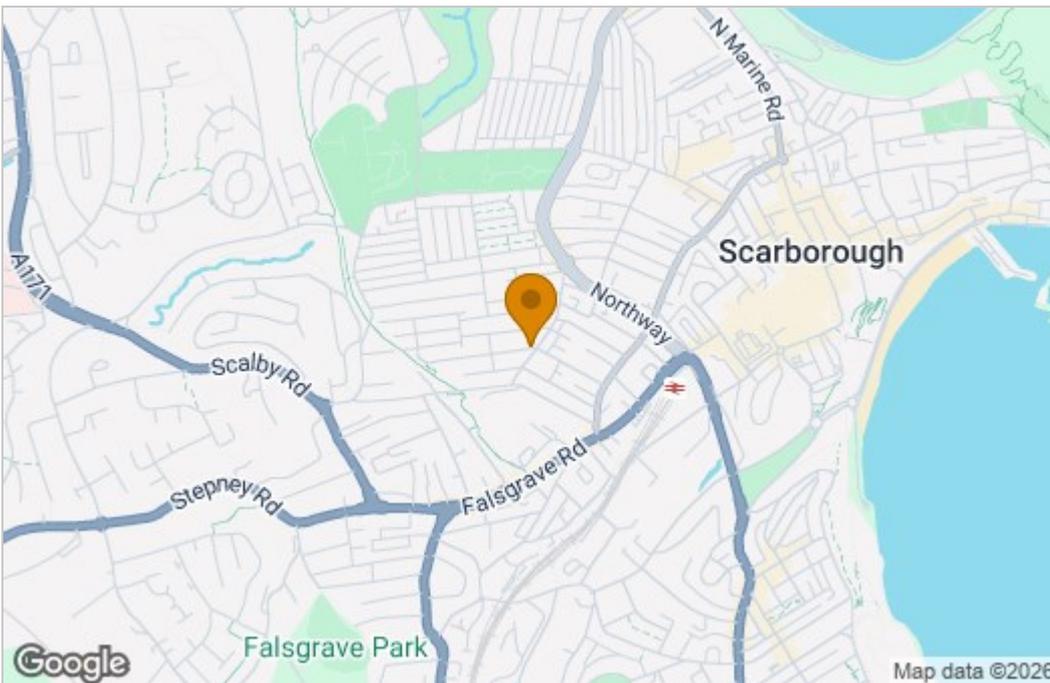
Floor Plan



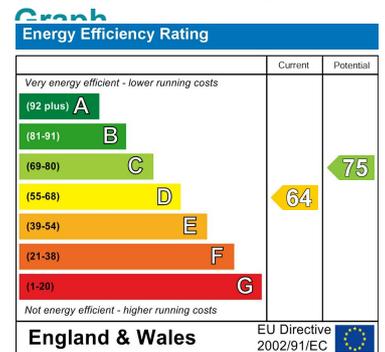
TOTAL FLOOR AREA: 763 sq.ft. (70.8 sq.m.) approx.

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.
Made with Metropix 62026

Area Map



Energy Efficiency



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.