



**HUNTERS**<sup>®</sup>  
HERE TO GET *you* THERE



# Princes of Wales Terrace, Scarborough

Asking Price £100,000



Welcome to this charming flat located on Princes of Wales Terrace in the picturesque town of Scarborough. This delightful property offers a perfect blend of comfort and convenience, making it an ideal choice for individuals or couples seeking a tranquil retreat by the sea.

The flat features a well-designed kitchen/living room, providing a versatile space for both cooking and relaxation. This open-plan area is perfect for entertaining guests or enjoying a quiet evening at home. The bedroom offers a peaceful atmosphere for restful nights. Additionally, the bathroom is thoughtfully appointed, ensuring all your needs are met.

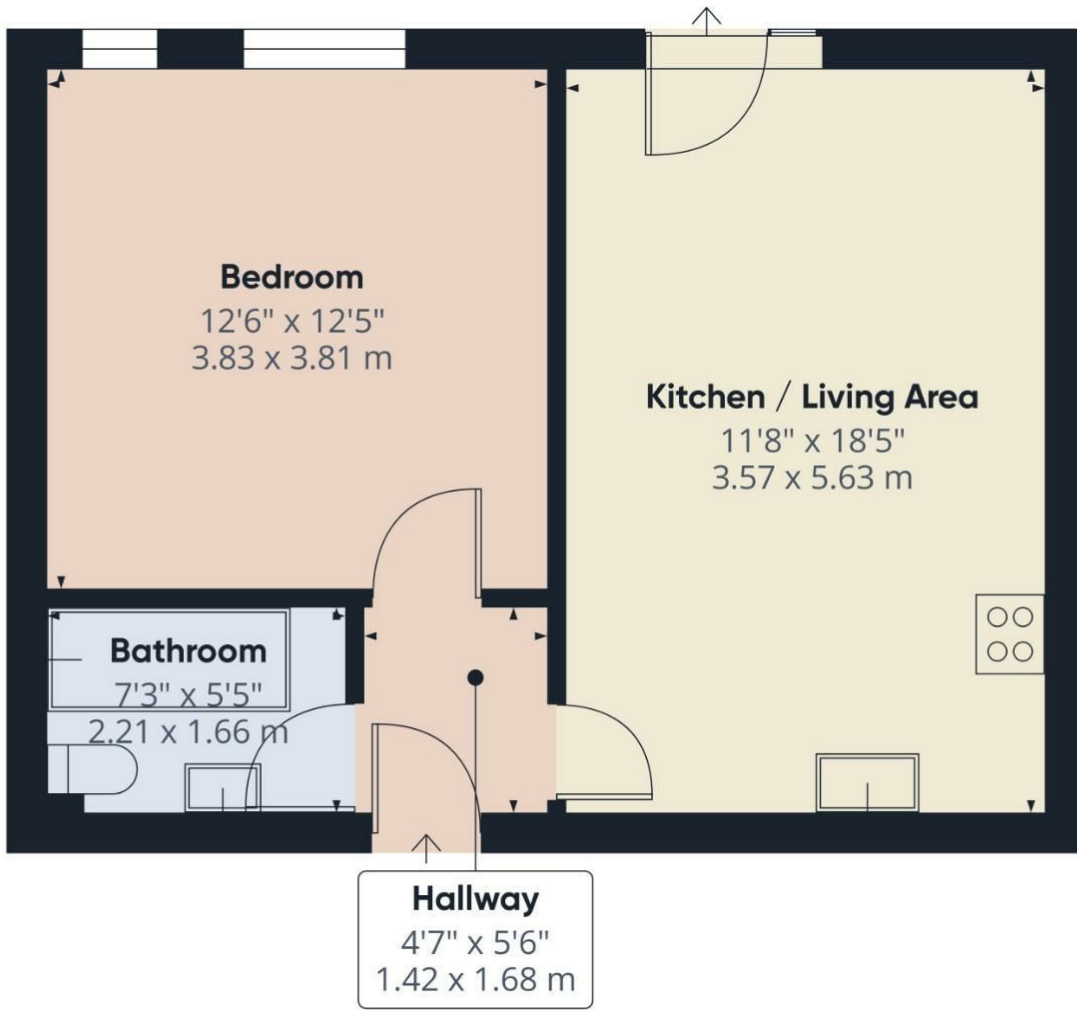
Situated in a desirable location, this property allows easy access to the stunning coastline and vibrant local amenities. Scarborough is renowned for its beautiful beaches, charming shops, and delightful eateries, all within a short distance from your doorstep. Whether you fancy a leisurely stroll along the seafront or exploring the local attractions, this flat places you in the heart of it all.

With its appealing features and prime location, this flat on Princes of Wales Terrace presents an excellent opportunity for those looking to embrace coastal living. Don't miss the chance to make this lovely property your new home.

## KEY FEATURES

- One bedroom flat in Scarborough
  - Spacious reception room
  - Open-plan kitchen/living room
- Located on Princes of Wales Terrace
  - Close to local amenities
  - Easy access to public transport



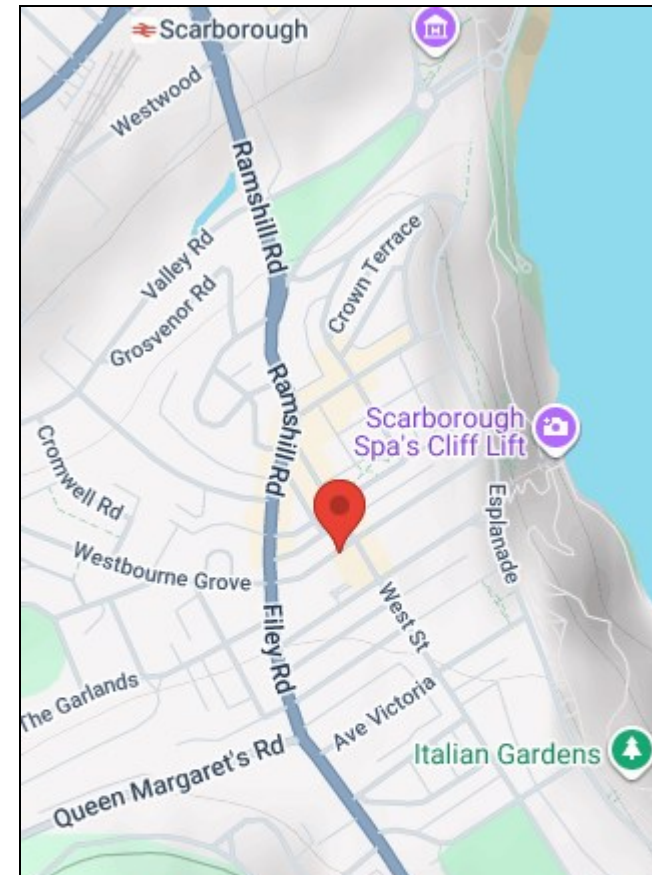


Approximate total area<sup>(1)</sup>  
444 ft<sup>2</sup>  
41.2 m<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE 360



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) <b>A</b>	
(81-91) <b>B</b>	
(69-80) <b>C</b>	
(55-68) <b>D</b>	
(39-54) <b>E</b>	
(21-38) <b>F</b>	
(1-20) <b>G</b>	
Not energy efficient - higher running costs	
72	72
EU Directive 2002/91/EC	
England & Wales	

Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions	
(92 plus) <b>A</b>	
(81-91) <b>B</b>	
(69-80) <b>C</b>	
(55-68) <b>D</b>	
(39-54) <b>E</b>	
(21-38) <b>F</b>	
(1-20) <b>G</b>	
Not environmentally friendly - higher CO <sub>2</sub> emissions	
EU Directive 2002/91/EC	
England & Wales	

33 Huntriss Row, Scarborough, YO11 2ED | [01723 336760](tel:01723336760)  
[scarborough@hunters.com](mailto:scarborough@hunters.com) | [www.hunters.com](http://www.hunters.com)



This Hunters business is independently owned and operated by Coast and Country Scarborough Ltd | Registered Address: C/O Dutton Moore Algate House 1-4 Market Place Hull HU1 1RS | Registered Number: 5974243 England and Wales | VAT No: 212 2999 13 with the written consent of Hunters Franchising Limited