



HUNTERS[®]
HERE TO GET *you* THERE



Princess Street, Scarborough, North Yorkshire

By Auction £50,000



Welcome to this charming property located on Princess Street in the picturesque town of Scarborough, North Yorkshire. This apartment is located in the Old Town and is just a short walk away from the seafront, as well as quick easy access to local amenities.

This property is for sale by the Modern Method of Auction, meaning the buyer and seller are to Complete within 56 days (the "Reservation Period"). Interested parties personal data will be shared with the Auctioneer (iamsold). If considering buying with a mortgage, inspect and consider the property carefully with your lender before bidding. A Buyer Information Pack is provided. The winning bidder will pay £300.00 including VAT for this pack which you must view before bidding.

T
P
b
S
S
tl

he
or
· if

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



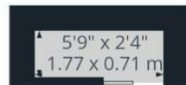


KEY FEATURES

- Large Kitchen
- Large Bedroom
- Ample Size Living Room
 - Courtyard Area
- Old Town Location
- NO ONWARD CHAIN
- First Floor Apartment







Bedroom
9'11" x 11'0"
3.03 x 3.38 m

Bathroom
5'10" x 6'6"
1.79 x 2.01 m

Kitchen
9'5" x 6'7"
2.89 x 2.01 m

Living Room
10'6" x 11'2"
3.22 x 3.41 m

8'2" x 3'1"
2.50 x 0.95 m

Hallway
15'9" x 2'10"
4.82 x 0.89 m

Floor 1

459.94 ft²
42.73 m²

Reduced headroom
6.14 ft²
0.57 m²

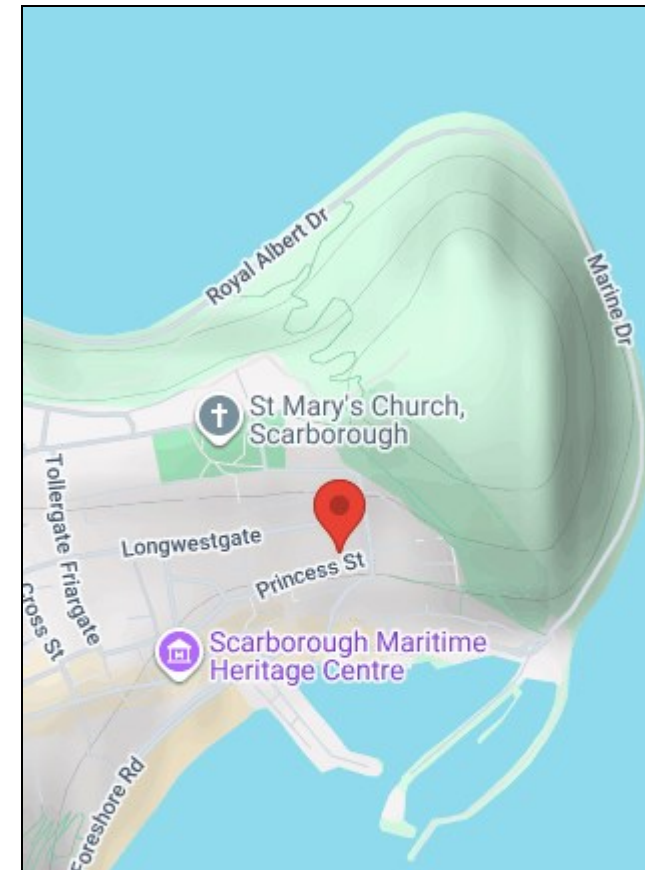
(1) Excluding balconies and terraces

Reduced headroom
..... Below 5 ft/1.5 m

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360



| Energy Efficiency Rating | | Current | Potential |
|---|--|---------|-----------|
| Very energy efficient - lower running costs | | | |
| (92 plus) A | | | |
| (81-91) B | | | |
| (69-80) C | | | |
| (55-68) D | | | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| Not energy efficient - higher running costs | | | |
| | | 61 | 73 |

EU Directive 2010/31/EC

England & Wales

| Environmental Impact (CO ₂) Rating | | Current | Potential |
|---|--|---------|-----------|
| Very environmentally friendly - lower CO ₂ emissions | | | |
| (92 plus) A | | | |
| (81-91) B | | | |
| (69-80) C | | | |
| (55-68) D | | | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| Not environmentally friendly - higher CO ₂ emissions | | | |



This Hunters business is independently owned and operated by Coast and Country Scarborough Ltd | Registered Address: C/O Dutton Moore Aldgate 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