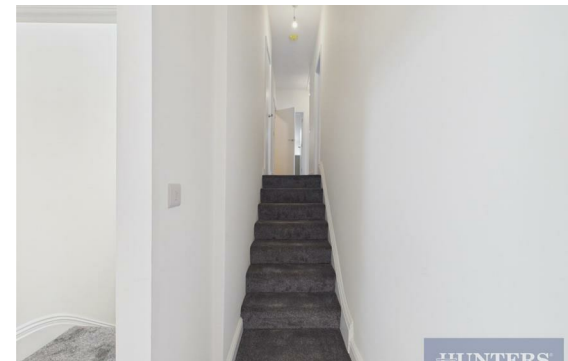




**28 Grosvenor Crescent, , Scarborough, YO11 2LJ**

**£1,100 Per Month**



# 28 Grosvenor Crescent, , Scarborough, YO11 2LJ

## DESCRIPTION

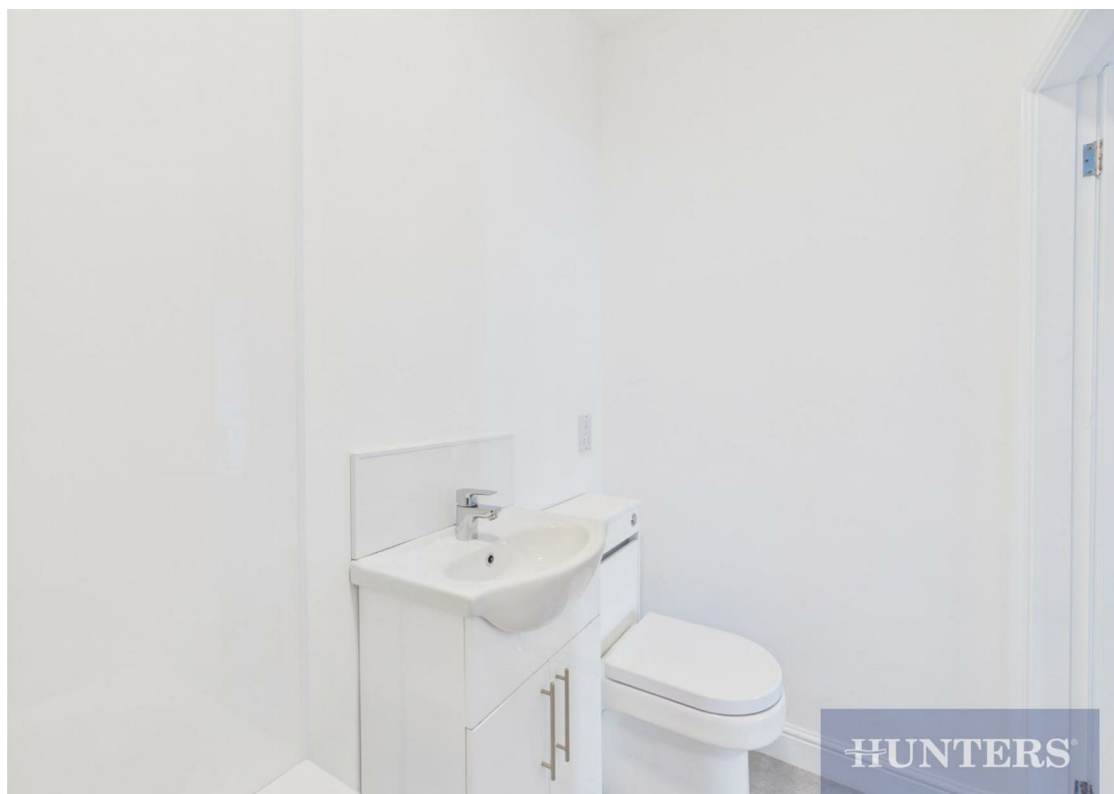
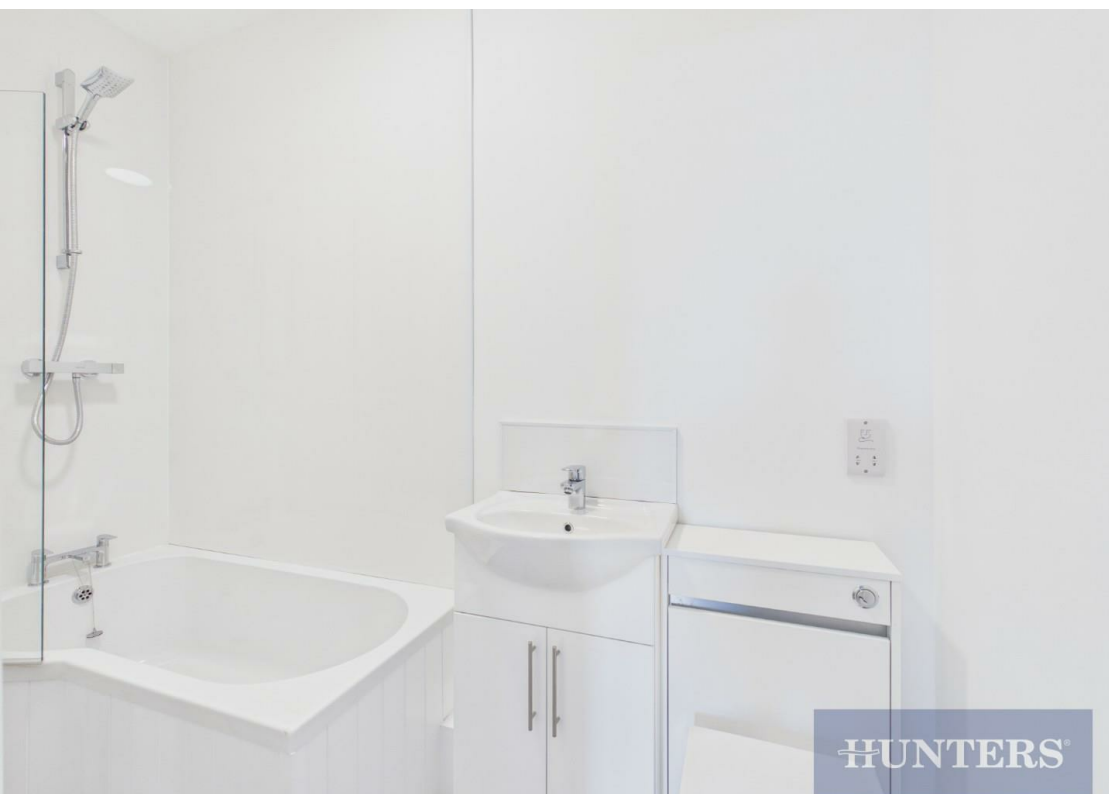
Welcome to this newly renovated flat on Grosvenor Crescent which offers a delightful blend of modern living and convenience. With four generously sized bedrooms, this property is perfect for families or those seeking extra space for guests or a home office.

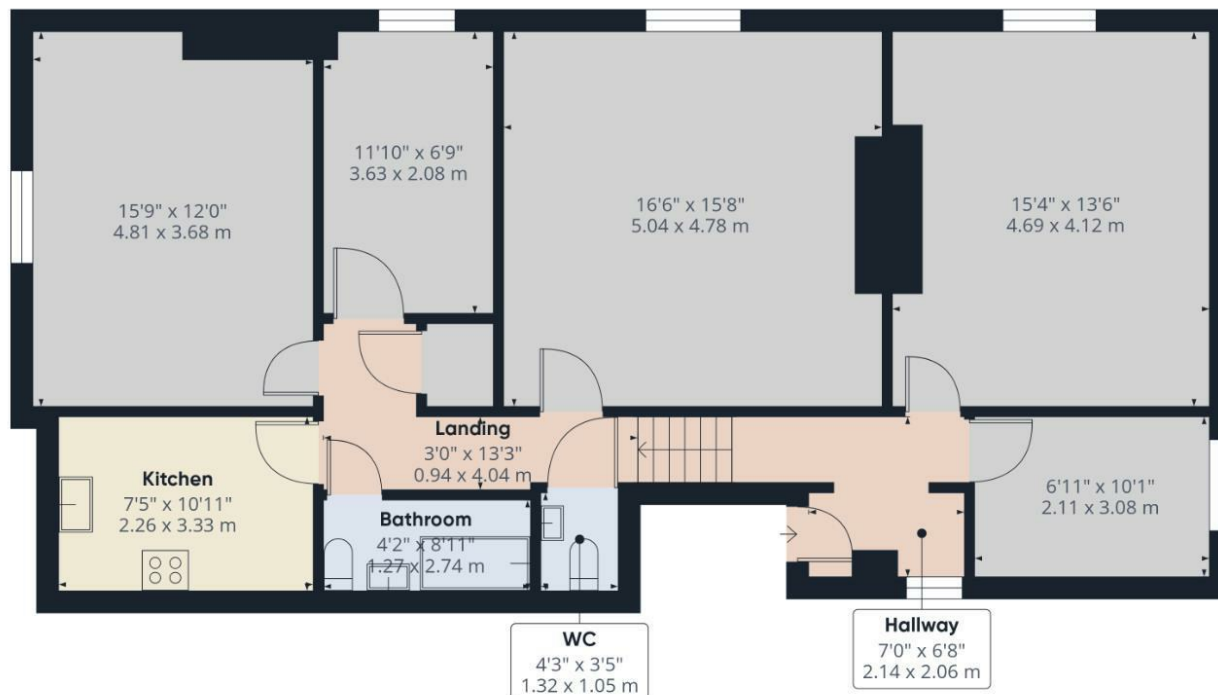
The flat features a spacious reception room that invites natural light, creating a warm and welcoming atmosphere. The layout includes a separate WC and bathroom, providing added privacy and functionality for daily routines.

Situated close to the town centre, residents will enjoy easy access to a variety of shops, restaurants, and local amenities, making it an ideal location for those who appreciate the vibrancy of urban life while still enjoying the comforts of home.

This property is a fantastic opportunity for anyone looking to settle in a desirable area of Scarborough, combining spacious living with modern renovations. Don't miss the chance to make this lovely flat your new home.







Approximate total area<sup>(1)</sup>  
1062 ft<sup>2</sup>  
98.6 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.

GIRAFFE360

### Viewings

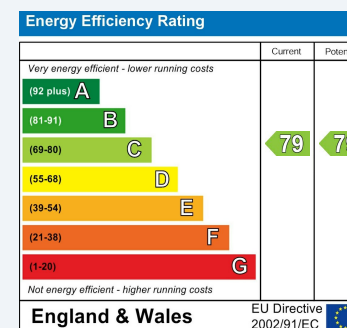
Please contact [scarboroughlettings@hunters.com](mailto:scarboroughlettings@hunters.com), if you wish to arrange a viewing appointment for this property or require further information.

### Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

## ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

**THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.