



## *Flat 11, St James House Wash Beck Close, Scarborough,*

*£110,000*

- *APARTMENT*
- *TWO DOUBLE BEDROOMS*
- *LOUNGE/DINING AREA*
- *FITTED KITCHEN*
- *THREE-PIECE BATHROOM SUITE*
- *DESIGNATED PARKING*
- *SOUTH SIDE LOCATION*



## *St James House Wash Beck Close, Scarborough YO12 4DR*

*Andrew Cowen Estate Agents present to the market this SECOND FLOOR, TWO BEDROOM APARTMENT is located in a lovely QUIET RESIDENTIAL AREA located just off VALLEY ROAD, it is perfectly located to be able to enjoy all the surrounding areas easily. With GREAT PUBLIC TRANSPORT LINKS, DESIGNATED PARKING & VISITOR PARKING the flat is PERFECT FOR A HOST OF BUYERS, including those looking to downsize. The flat is also close to Falsgrave shopping parade which caters for all day-to-day requirements with great amenities such as; convenience stores, grocers, public houses, cafés, restaurants and further transport links including the train station.*



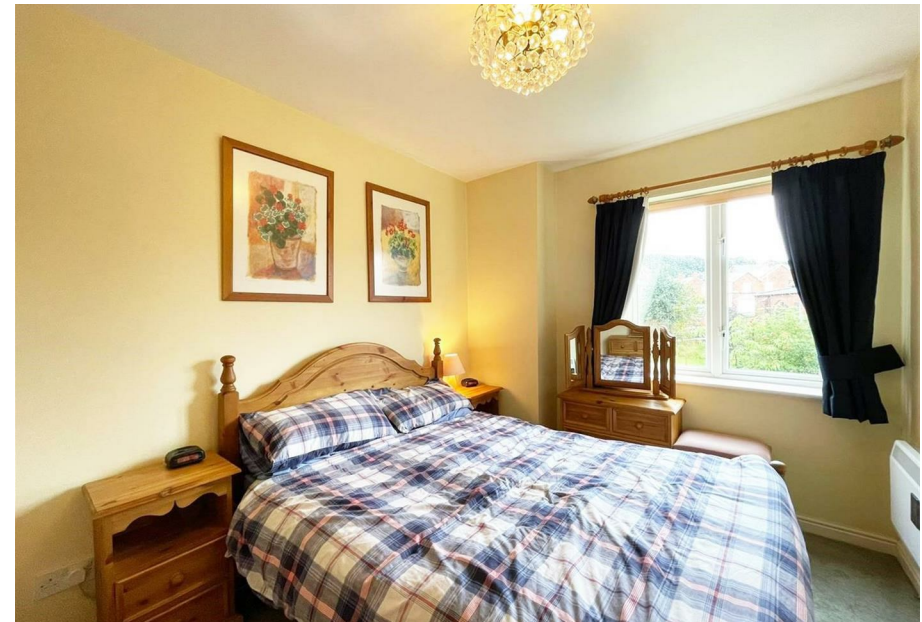
Council Tax Band: B



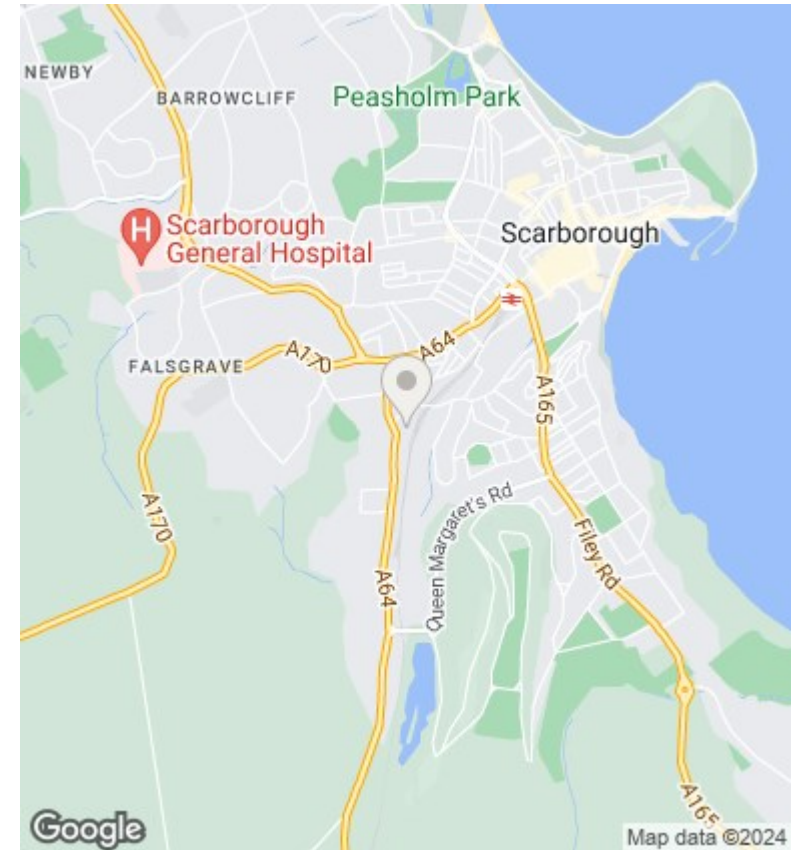
*This property briefly comprises; entrance hallway leading into the good-sized lounge/dining area and fitted kitchen with a range of base and wall units plus ample worktop space. This property boasts two double bedrooms as well as a three-piece family bathroom. Externally, the property benefits from designated parking and visitors parking, as well as maintained communal gardens to be enjoyed.*

*Within close proximity to convenience stores, local transport links, Falsgrave shopping district and the train station, as well as being close to South Bay Beach, this property would suit a range of buyers including those looking for a second home or as a buy to let.*

*Viewing is recommended to appreciate the space and position that this property has to offer. Please call our friendly Sales Team on 01723 377707 to arrange your viewing today!*







**Viewings**  
 Viewings by arrangement only.  
 Call 01723 377707 to make an appointment.

**Council Tax Band B**

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(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>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	