



96 North Street, Scarborough, YO11 1DE

£125,000

- *MID TERRACE PROPERTY*
- *LOUNGE WITH FEATURE FIREPLACE*
- *TOWN CENTRE LOCATION*
- *TWO DOUBLE BEDROOMS*
- *FITTED KITCHEN/DINER*
- *IDEAL PURCHASE FOR A FIRST TIME BUYER OR INVESTOR*
- *THREE STOREY ACCOMODATION*
- *THREE-PIECE FAMILY BATHROOM SUITE*

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Andrew Cowen Estate Agents welcome to the market this TWO BEDROOM, MID TERRACE PROPERTY located in a CENTRAL LOCATION IN SCARBOROUGH TOWN CENTRE boasting a small, ENCLOSED REAR YARD. This property would appeal to a NUMBER OF BUYERS, including FIRST TIME BUYERS and INVESTORS ALIKE.



Council Tax Band: A

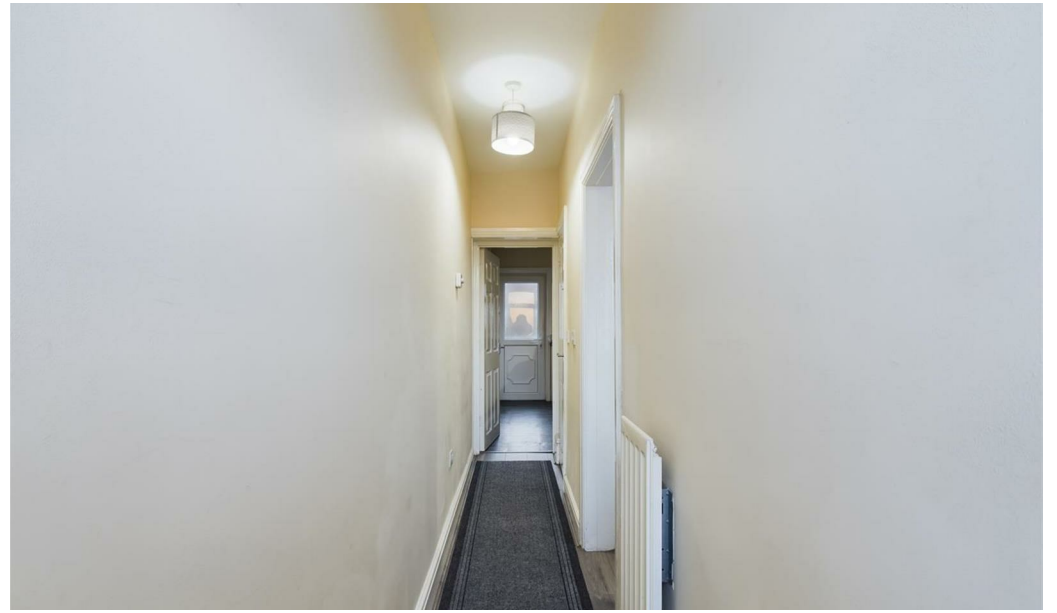


This accommodation briefly comprises; entrance hallway leading into the lounge area with feature fireplace, a fitted kitchen/diner with a range of base and wall units. The property also has a three-piece family bathroom suite with overhead shower. To the first floor, there is one good-sized double bedroom and to the second floor there is a further double bedroom. This property has the benefit of being newly plastered throughout, a new roof added in 2020, double glazing and gas central heating.

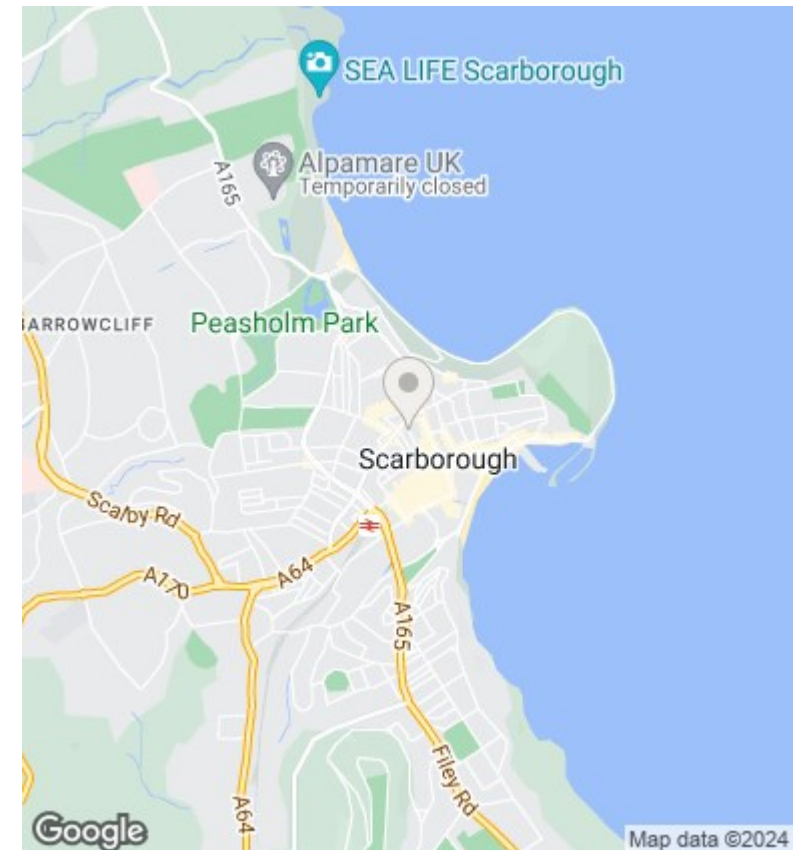
This property also occupies a central location, close to Scarborough Town Centre providing excellent access to a wealth of attractions and amenities including local supermarkets, Peasholm Park, Scarborough Cricket Ground and Scarborough's North Bay Beach. This property is also within walking distance to Scarborough Town Centre's main promenade where a range of retail shops are situated.

Viewing is a must 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.**

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		75
(69-80) C		
(55-68) D	55	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	