



Ground Floor Flat, 4 Princess Royal Terrace, Scarborough, YO11 2RP

£99,950

- *GROUND FLOOR APARTMENT*
- *TWO GOOD SIZED DOUBLE EBDROOMS*
- *BRIGHT AND AIRY FRONT FACING LOUNGE*
- *FITTED GALLEY KITCHEN*
- *THREE PIECE FAMILY BATHROOM*
- *POPULAR SOUTH SIDE LOCATION*
- *SHORT WALK FROM THE BEACH AND TOWN CENTRE*
- *FANTASTIC BUY TO LET OR SEASIDE BOLT HOLE*

4 Princess Royal Terrace, Scarborough YO11 2RP

Andrew Cowen Estate Agents present to the market this TWO BEDROOM, GROUND FLOOR FLAT situated on the SOUTH SIDE OF SCARBOROUGH, a short walk from the BEACH and TOWN CENTRE. This property offers a LARGE, FRONT FACING LOUNGE, KITCHEN and THREE PIECE FAMILY BATHROOM SUITE, making this the PERFECT FIRST TIME BUY or SECOND HOME to enjoy by the seaside.



Council Tax Band: A



This accommodation briefly comprises; entrance hall leading into a fitted galley kitchen with a range of neutral, base and wall units, as well as providing access into a front facing, bay window lounge/dining room which allows plenty of natural light to flood through. There are two, good sized double bedrooms, one complete with bay window. There is also a three piece family bathroom suite.

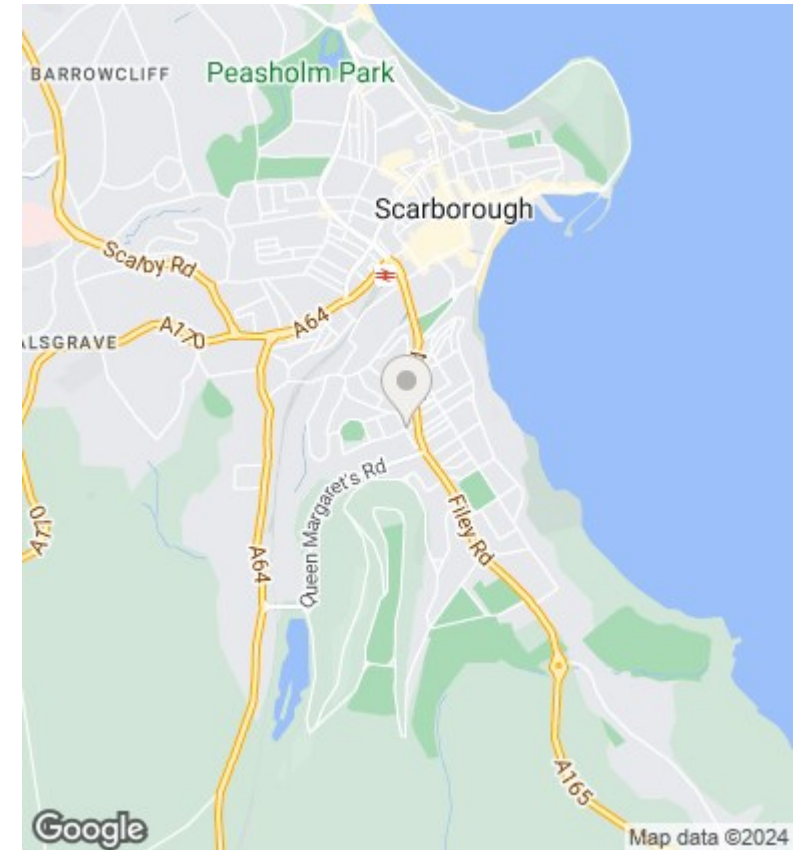
Situated on the south side of Scarborough the property benefits from access to shops, restaurants and transport links in and out of town as well as only a short walk away from Scarborough beach and town centre. Located a short walk away from the Esplanade the apartment is well positioned for a wealth of amenities and attractions including Scarborough's South bay and the beach, Italian Gardens, The Scarborough Spa, golf course, local shops plus a choice of schools and colleges.

This property would appeal to a number of buyers, including those looking to join the buy to let market, as a first time buy or second home. Viewing is essential to appreciate the space and position that this seaside bolthole 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		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
		74
	60	
EU Directive 2002/91/EC		
England & Wales		