



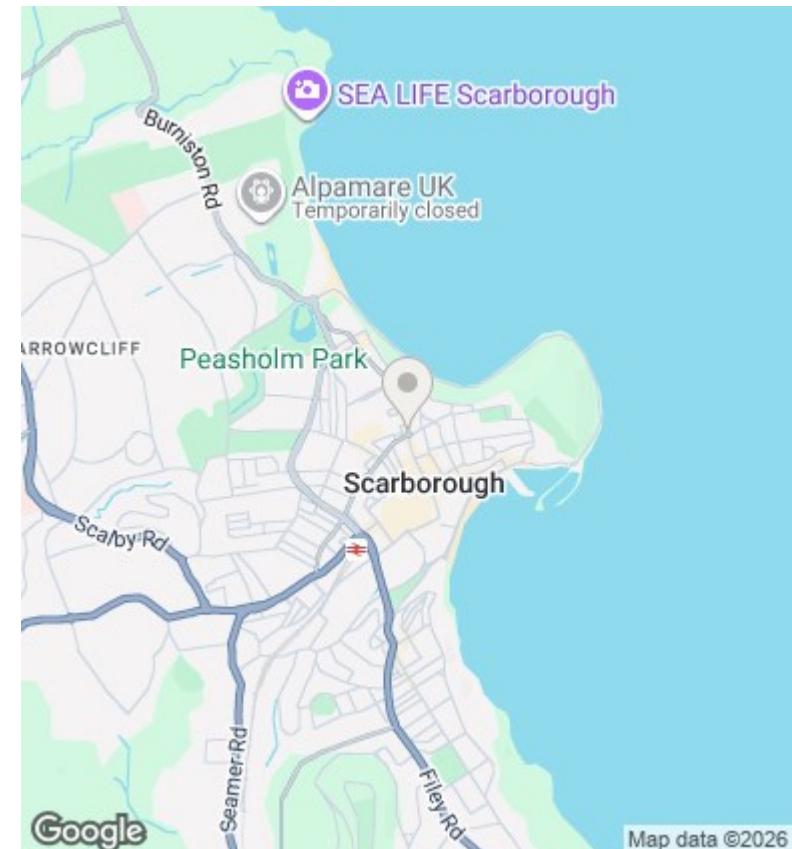
Flat 6 Royal Sands North Marine Road, Scarborough, YO12 7HU

Guide Price £145,000

- FIRST FLOOR APARTMENT
- OPEN PLAN KITCHEN/LIVING AREA WITH INTEGRATED APPLIANCES
- TASTEFULLY DECORATED THROUGHOUT
- PASSENGER LIFT
- TWO GOOD SIZED BEDROOMS
- CONTEMPORARY FOUR PIECE BATHROOM SUITE
- ELECTRIC HEATING
- STUNNING SEA VIEWS
- FANTASTIC CENTRAL LOCATION CLOSE TO BOTH BAYS
- APPEALING TO A NUMBER OF BUYERS



TOTAL APPROX. FLOOR AREA 54.8 SQ.M. (590 SQ.FT.)
Measurements are approximate. Not to scale. Illustrative purposes only.
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Directions

Viewings

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

Council Tax Band

B

EPC Rating:

B

| 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 | | |
| England & Wales | | EU Directive 2002/91/EC |