



colin ellis

Deepdale Avenue, Scarborough, YO11 2UF

Set within the quiet and tree-lined Deepdale Avenue, this beautifully presented two bedroom first floor freehold apartment offers stylish living in a peaceful and private residential setting. The property has been thoughtfully modernised by the current owners, with recent improvements including a brand new kitchen, a contemporary bathroom, and tasteful redecoration.

Enjoy the benefits of a private balcony with views over the picturesque tree-lined street, as well as a beautifully landscaped rear garden. Additional features include a garage, ideal for parking or storage.

Positioned just moments from the scenic South Cliff Golf Course, this charming home is perfect for those seeking a calm and comfortable lifestyle in one of the area's most desirable neighbourhoods.

Guide Price £295,000



LOUNGE DINER

4.65 x 6.81 (15'3" x 22'4")

BALCONY

1.15 x 2.65 (3'9" x 8'8")

KITCHEN

2.85 x 4.46 (9'4" x 14'7")

BATHROOM

3.00 x 2.08 (9'10" x 6'9")

BEDROOM

3.00 x 4.12 (9'10" x 13'6")

BEDROOM

2.97 x 3.47 (9'8" x 11'4")

WC

1.99 x 0.93 (6'6" x 3'0")

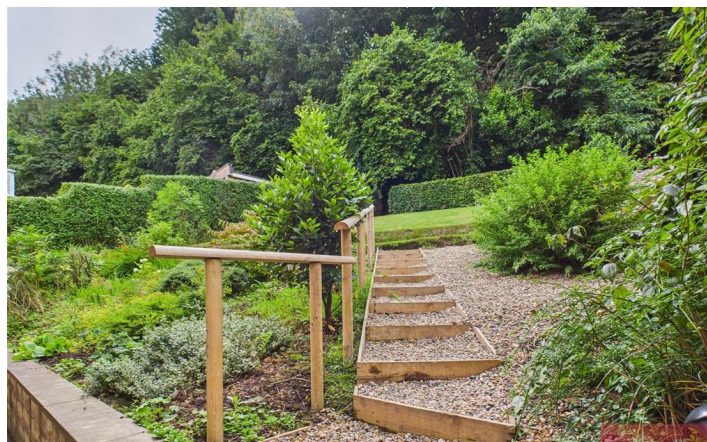
TENURE

Our vendor has informed us of the following:

- * Freehold with a deed of covenant in place
- * Garden at the rear is owned by the first floor apartment
- * Pets are allowed
- * AST's are allowed
- * Holiday lets are allowed

Please note all matters of tenure are subject to verification and clarification in a contract of sale





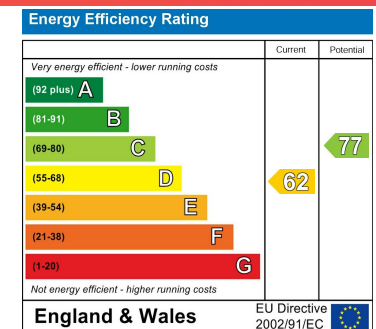
0.5 m²

GIRAFFE 360



Floor 3

DISCLAIMER: The agent has not tested any apparatus, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification from their own solicitor or surveyor. Occasionally a wide angle lens may be used. This property was inspected by COLIN ELLIS PROPERTY SERVICES. We always try to make our sales particulars accurate and reliable, but if there is any point which is of particular importance to you, especially if you are considering travelling some distance to view the property, please do not hesitate to contact this office, we will be pleased to check the information for you. Council Tax Band ratings have been provided by DirectGov.



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