



colin ellis

Spring Bank, Scarborough, YO12 4DZ

Ideally located close to Falsgrave and its wide range of amenities, this charming two bedroom mid terrace property is perfect for first time buyers or investors.

The home boasts a welcoming bay fronted living room that flows seamlessly into the dining room, creating a spacious and sociable living space. A near courtyard frontage adds kerb appeal, while the rear yard provides access to a cellar.

A great opportunity to secure a conveniently located property with excellent potential.

Guide Price £140,000



LIVING ROOM

3.31 x 3.48 (10'10" x 11'5")

DINING ROOM

3.30 x 3.52 (10'9" x 11'6")

KITCHEN

2.10 x 3.38 (6'10" x 11'1")

BEDROOM

3.94 x 3.50 (12'11" x 11'5")

BEDROOM

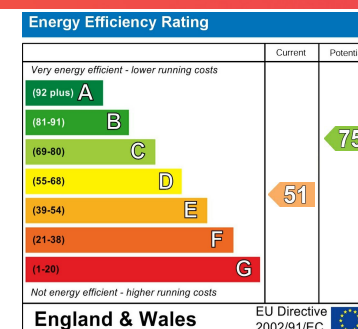
2.63 x 3.48 (8'7" x 11'5")

BATHROOM

2.04 x 2.96 (6'8" x 9'8")







Spring Bank - 18360368
Council Tax Band - A
Tenure - Freehold

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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