



colin ellis

your trusted property experts

Albemarle Crescent, Scarborough, YO11 1XX

This ONE bedroom first floor flat on Albemarle Crescent has recently had a FULL REFURBISHMENT and is now ready for someone to call it their home. This flat comprise of an open plan Lounge/Kitchen, bedroom with mezzanine bed and newly fitted bathroom. The flat is located in Scarborough Town Centre and is conveniently placed for the railway station as well as local shops and restaurants.

Rent - £450 PCM
Deposit - £515



ENTRANCE HALL

3.982 x 0.952 (13'0" x 3'1")

LOUNGE/KITCHEN

5.396 x 4.585 (17'8" x 15'0")

BEDROOM

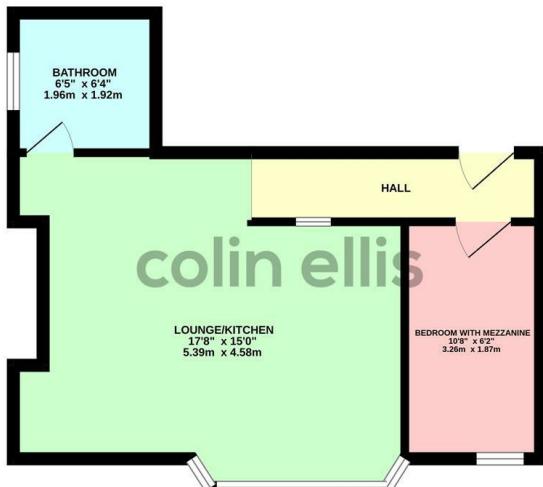
3.268 x 1.875 (10'8" x 6'1")

BATHROOM

1.968 x 1.926 (6'5" x 6'3")



FIRST FLOOR
388 sq.ft. (36.0 sq.m.) approx.



TOTAL FLOOR AREA: 388 sq ft. (36.0 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements are taken from the main rooms and are not intended to include fitted furniture, fixtures or any other item of dimension or measurement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The agent has not tested any services or equipment that may be present and no guarantee as to their operability or efficiency can be given.
Made with MyProp 2.0.20



Albemarle Crescent - 18009126

Council Tax Band - A

Length of Tenancy - Please contact office for further information

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.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	(92 plus) A		
(81-90) 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	



Tel: 01723 363565

E-mail: info@colinellis.co.uk

RESIDENTIAL & COMMERCIAL SALES
LETTINGS CHARTERED SURVEYOR

See all our properties online
www.colinellis.co.uk