Longwestgate
Scarborough
North Yorkshire
YO11 1RQ

Offers In Excess Of £169,000

bettermove

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Scarborough

Bettermove are proud to present this 3 bedroom semi-detached house in Scarborough available with no forward chain.

The property is currently tenanted and rental yields can be obtained through Bettermove.

The property benefits from double glazing, gas central heating throughout.

The council tax band is B.

The interior of this property comprises a spacious living room, w/c and fitted kitchen on the ground floor. The first floor consists of 3 bedrooms and the family bathroom. The exterior boasts a private rear garden, perfect for enjoying the summer months.

Located in the popular town of Scarborough, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from the A165, A64 and many local bus routes.
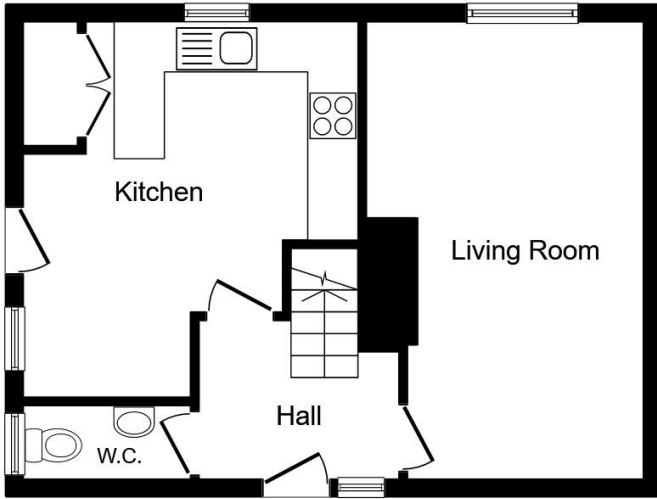
This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.

You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe.
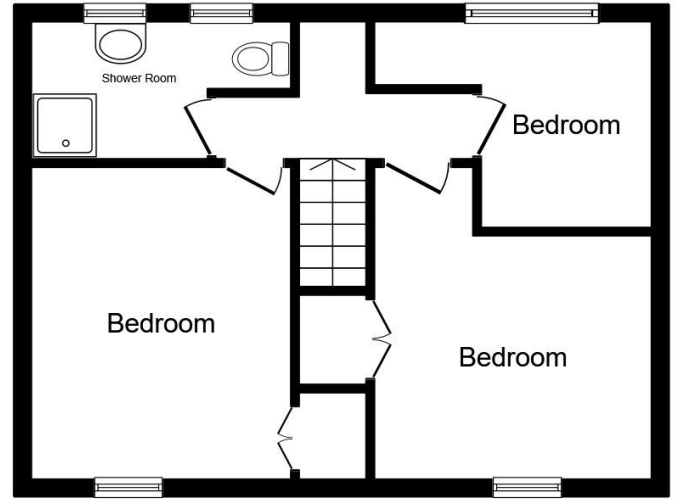
Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.

The exclusivity fee is returned to you upon successful completion of the property.

Ground Floor

Kitchen

Living Room

Hall

W.C.

First Floor

Shower Room

Bedroom

Bedroom

Bedroom

Total floor area 82.0 sq. m. (883 sq. ft.) approx
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Plan produced for Reed Rains. Powered by www.focalagent.com

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+) **A**			
(81-91) **B**			84
(69-80) **C**		69	
(55-68) **D**			
(39-54) **E**			
(21-38) **F**			
(1-20) **G**			
Not energy efficient - higher running costs			
England, Scotland & Wales	EU Directive 2002/91/EC		