



colin ellis

Strawberry Court, Scarborough, YO12 5QU

Welcome to this charming ground floor flat located in the desirable Strawberry Court, Scarborough. This property is part of an over 55s development, making it an ideal choice for those seeking a peaceful and community-oriented living environment. The flat features a comfortable reception room, one well-proportioned bedroom and bathroom with walk in shower. Whether you are looking to downsize or seeking a new community to call home, this flat presents an excellent opportunity. Do not miss the chance to view this delightful property in Scarborough.

Guide Price £90,000



ABOUT STRAWBERRY COURT

Strawberry Court consists of 52 one and two bed properties, including bungalows, retirement apartments and cottages. Facilities available include a lounge, conservatory and shared gardens, as well as monthly social events. A local manager looks after buildings and grounds maintenance and repairs, as well as offering further advice and support as required. Additional help and assistance is available via Anchor 24 hour emergency call system.

HALLWAY

2.80 x 2.99 (9'2" x 9'9")

KITCHEN

1.82 x 2.42 (5'11" x 7'11")

LIVING ROOM

5.54 x 3.07 (18'2" x 10'0")

BEDROOM

3.71 x 2.75 (12'2" x 9'0")

BATHROOM

2.01 x 1.66 (6'7" x 5'5")

TENURE

We have been informed of the following:

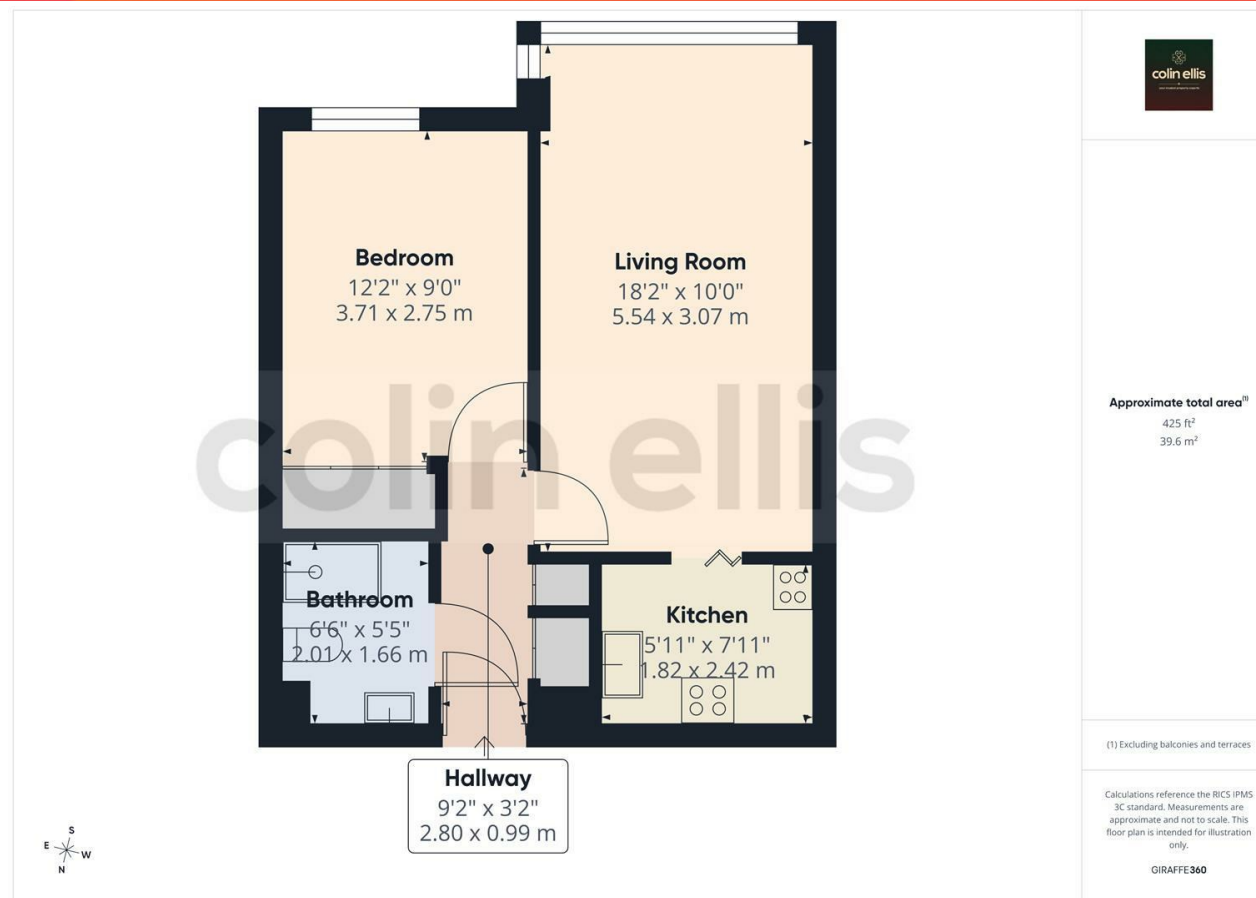
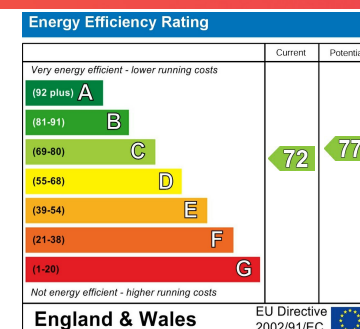
- * The service charge is £286 per month, however this does include water, building insurance, TV licence (£7.50 if under the age of 80 per year) warden call services and the contractors for the gardens, windows and cleaning of the communal area.

- * Pets are allowed
- * AST's are allowed
- * No Holiday lets

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







Strawberry Court - 18864040
Council Tax Band - B
Tenure - Leasehold

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.



Tel: 01723 363565
E-mail: info@colinellis.co.uk

RESIDENTIAL & COMMERCIAL SALES
LETTINGS CHARTERED SURVEYOR

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