



11B Westwood

, Scarborough, YO11 2JD

£725 PCM



This two bedroom Ground Floor Flat is situated on the South part of Scarborough and is in a suitable reach of the Town Centre and the Seafront. The property has gas fired heating, parking space and a yard. It comprises a lounge, kitchen, two bedrooms and a bathroom.

Older children will be accepted, Sorry no pets or smoking

EPC rating C



GATE TO SIDE ENTRANCE

With a gate leading to the side entrance having own private flat door

ENTRANCE

With a shaped hallway , radiator and ceiling spotlights

LOUNGE

With bay window overlooking the front, remote control wall mounted electric fire, coved ceiling, radiator , T.V point and a telephone point

KITCHEN

A good sized kitchen with a range of wall and base units, overhead cupboards, integral fridge/ freezer, dishwasher, gas hob, electric oven, plumbed for automatic washing machine, radiator fitted shelving and a skylight

BEDROOM ONE

With a radiator, T.V point and a window overlooking the side

BEDROOM TWO

With a radiator and a window overlooking the side

BATHROOM

With a white three piece suite having a shower over the bath, tiled flooring, part tiled walls and a heated chrome towel rack

OUTSIDE

To the front is a parking space and the property has its own forecourt area to the side

UTILITY INFORMATION

COUNCIL TAX: Band A - North Yorkshire Council

WATER CHARGES: Rateable value per annum

GAS AND ELECTRIC: PAYG

REFERENCING INFORMATION

TO APPLY WE REQUIRE PHOTO ID, PROOF OF INCOME, PROOF OF ADDRESS AND A HOLDING DEPOSIT OF £165.00 (PLEASE NOTE: THIS WILL BE WITHHELD IF ANY RELEVANT PERSON (INCLUDING ANY GUARANTORS) WITHDRAW FROM THE TENANCY, FAIL A RIGHT TO RENT CHECK, PROVIDE MATERIALLY SIGNIFICANT FALSE OR MISLEADING INFORMATION, OR FAIL TO SIGN THEIR TENANCY AGREEMENT (AND/OR GUARANTOR AGREEMENT) WITHIN 15 CALENDAR DAYS (OR OTHER DEADLINE FOR AGREEMENT AS MUTUALLY AGREED IN WRITING).

AFTER PASSING THE RENT AND DEPOSIT DUE ON THE DAY OF SIGNING THE AGREEMENTS ARE:

RENT £725.00

HOLDING DEPOSIT -£165.00

DEPOSIT £835.00

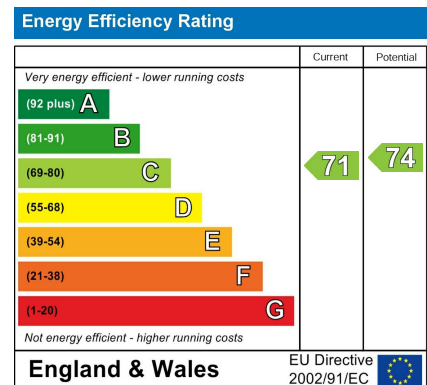
TOTAL £1395.00

Area Map



Floor Plans

Energy Efficiency Graph



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