



88 Scalby Road

, Scarborough, YO12 5QN

£800 PCM



This modern three bedroom apartment is situated on Scalby Road close to local shops and on a bus route to the Town Centre. It benefits from gas central heating and uPVC double glazing. The apartment comprises a lounge, kitchen/diner, three bedrooms and a bathroom.

A child will be considered. Strictly pets and no smoking.

EPC rating C



COMMUNAL FRONT DOOR

leading to

UPSTAIRS TO

FLAT DOOR

leading to

HALLWAY

leading to

LOUNGE

with window and radiator

KITCHEN

with a range of base and wall units, stainless steel sink unit, tiled splashback, integrated oven and hob, integrated fridge/freezer, radiator and window

BEDROOM ONE

with velux windows and radiator

BEDROOM TWO

with velux window and radiator

BEDROOM THREE

with velux window

BATHROOM

with white three piece suite, electric shower over the bath, radiator and window

DIRECTIONS

SATNAV - Postcode YO12 5QN
what3words - ///pilots.adding.brains

UTILITIES

COUNCIL TAX - Band D (North Yorkshire Council)
GAS AND ELECTRIC CHARGES - TBC
WATER CHARGES - TBC

REFERENCING

TO APPLY WE REQUIRE PHOTO ID, PROOF OF INCOME, PROOF OF ADDRESS AND A HOLDING DEPOSIT OF £180.00 (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 THAT ARE DUE ON THE DAY OF SIGNING THE AGREEMENTS ARE:

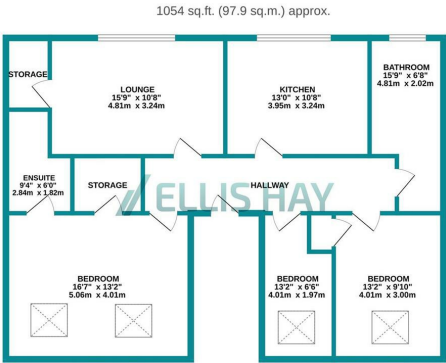
RENT £800.00
HOLDING DEPOSIT -£180.00
BOND £920.00

TOTAL £1540.00

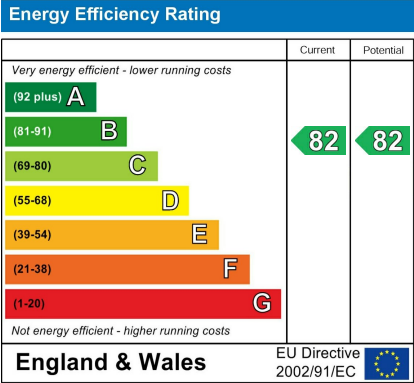
Area Map



Floor Plans



Energy Efficiency Graph



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