



100 Moorland Road

, Scarborough, YO12 7RD

£775 PCM



This three bedroom mid-terraced house benefits from uPVC double glazing and gas central heating. Close to the Town Centre the property comprises an open plan lounge-dining room, kitchen, three bedrooms WC and bathroom.

Children are welcome. Pets are considered at an additional cost of £25 pcm.

Strictly no smoking.

EPC rating E



FOECOURT FRONT

HALLWAY

With uPVC double glazed door and radiator

LOUNGE

With uPVC double glazed bay window, fireplace, TV and Satellite connections and radiator. Open plan to Dining Room

DINING ROOM

With uPVC double glazed window, under-stairs cupboard, telephone socket and radiator

KITCHEN

With a range of base and wall units, stainless steel sink, gas cooker point, plumbing for washing machine, extractor fan, uPVC double glazed window and door to back yard.

UPSTAIRS TO

BEDROOM 1

With built in wardrobes, uPVC double glazed window and radiator

BEDROOM 2

With uPVC double glazed window and radiator

BEDROOM 3

With uPVC double glazed window and radiator

BATHROOM

With bath and wash basin. Shower over the bath with bi-fold shower screen

WC

With WC and hand wash basin

OUTSIDE

There is an enclosed rear yard with access to the back lane and a shed

DIRECTIONS

SATNAV postcode YO12 7RD
what3words - ///under.global.tribe

UTILITY INFORMATION

COUNCIL TAX: Band B - Scarborough Borough Council
Water Charges - To be advised
Gas Charges - Smart Meter
Electricity Charges - Smart Meter

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 DUE ON THE DAY OF SIGNING THE AGREEMENTS ARE:

RENT £775.00

HOLDING DEPOSIT -£175.00

DEPOSIT £890.00

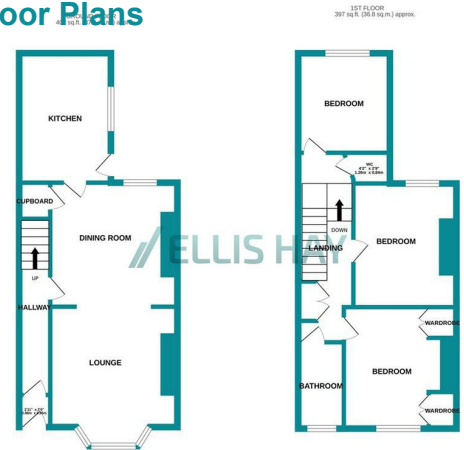
TOTAL £1490.00

IF YOU WISH TO HAVE A PET AN ADDITIONAL AMOUNT OF £25 IS PAYABLE PCM

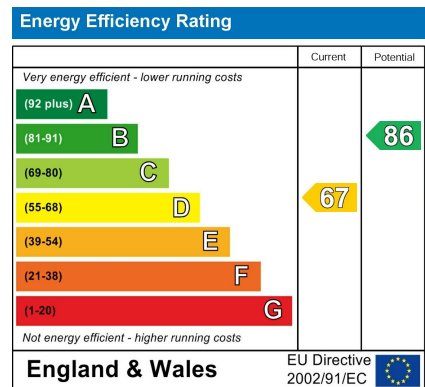
Area Map



Floor Plans



Energy Efficiency Graph



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