



244 Filey Road

, Scarborough, YO11 3AQ

£895 PCM



Set back from the road and approached by a long drive, this two bedroom detached bungalow has parking for 2-3 cars a garage and a secluded rear garden. It briefly comprises a lounge, dining room, kitchen, bathroom and two bedrooms and benefits from gas central heating and uPVC double glazing.

Strictly no smoking.

EPC rating D



LOUNGE

with electric fire, radiators and uPVC double glazed windows overlooking the front and the side

DINING ROOM

with radiator and uPVC double glazed window

KITCHEN

with a range if base and wall units, space for fridge/freezer, space for washing machine, gas cooker point, sink unit, uPVC double glazed window and door

BEDROOM ONE

with built in wardrobes and dressing table, vanity sink, radiator and uPVC double glazed window

BEDROOM TWO

with radiator and uPVC double glazed window

BATHROOM

with three piece suite, separate shower cubicle, radiator and double glazed window

OUTSIDE

paved rear yard, driveway for numerous cars and garage

UTILITIES

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

DIRECTIONS

SATNAV - postcode YO11 3AQ
what3words - ///outfit.trendy.flow

REFERENCING

TO APPLY WE REQUIRE PHOTO ID, PROOF OF INCOME, PROOF OF ADDRESS AND A HOLDING DEPOSIT OF £205.00 (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).

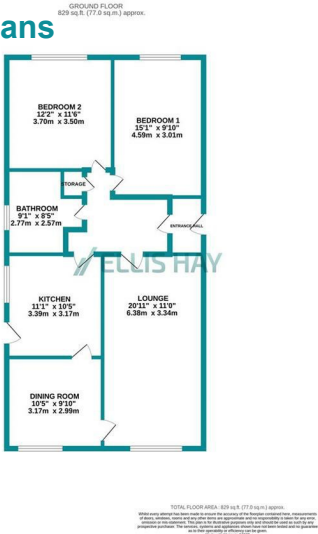
AFTER PASSING THE RENT AND DEPOSIT DUE ON THE DAY OF SIGNING THE AGREEMENTS ARE:
RENT £895.00
HOLDING DEPOSIT -£205.00
DEPOSIT £1030.00

TOTAL £1720.00

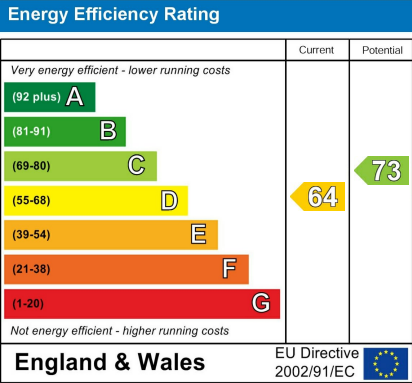
Area Map



Floor Plans



Energy Efficiency Graph



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