



Flat 1 Court Green

Cloughton, Scarborough, YO130AP

Guide Price £80,000



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Ellis Hay are delighted to bring to the market this well-presented two-bedroom ground floor flat, located in the popular village of Cloughton, approximately four miles from Scarborough.

The accommodation briefly comprises a lounge with doors opening onto a private south-facing terrace/garden area, providing an ideal space to sit out and enjoy the aspect. The lounge also gives access through to the kitchen. There are two bedrooms and a bathroom, with the layout offering practical ground floor living.

Outside, the property is set within well-maintained communal grounds, comprising a combination of lawned areas and mature woodland. Off-street parking is also available for residents. In addition, the property benefits from its own private south-facing terrace/garden area, providing an ideal space for outdoor seating and relaxation.

Cloughton is a well-regarded village offering a range of local amenities, including a bus service, public houses, and a village church. The property is well placed for access to the surrounding countryside and coastline, as well as the wider facilities available in Scarborough.

To arrange a viewing, please call our friendly sales team on 01723 350077.

Lounge

14'0" x 12'2" (4.29 x 3.71)

Kitchen

9'10" x 7'10" (3.02 x 2.41)

Bathroom

9'10" x 6'2" (3.02 x 1.88)

Bedroom 1

13'2" x 8'9" (4.03 x 2.68)

Bedroom 2

9'10" x 6'3" (3.02 x 1.91)

Tenure

Tenure:

70% Ownership, 30% Joseph Rowntree Trust. Property is Leasehold with approximately 57 years remaining on the lease and there is maintenance payable on the Joseph Rowntree's 30% of approximately £110 per month. This covers a range of facilities including a 24 hour warden call out service, maintenance and gardens, building insurance and a housing officer.

Directions

What 3 Words

Vitals.expansion.marzipan

HMRC

If your offer on a property is accepted, we are required under HMRC regulations to carry out Anti Money Laundering (AML) identity checks. These checks are conducted by our appointed compliance partner and a fee will be payable by the buyer for this service. Please contact Ellis Hay for further details.

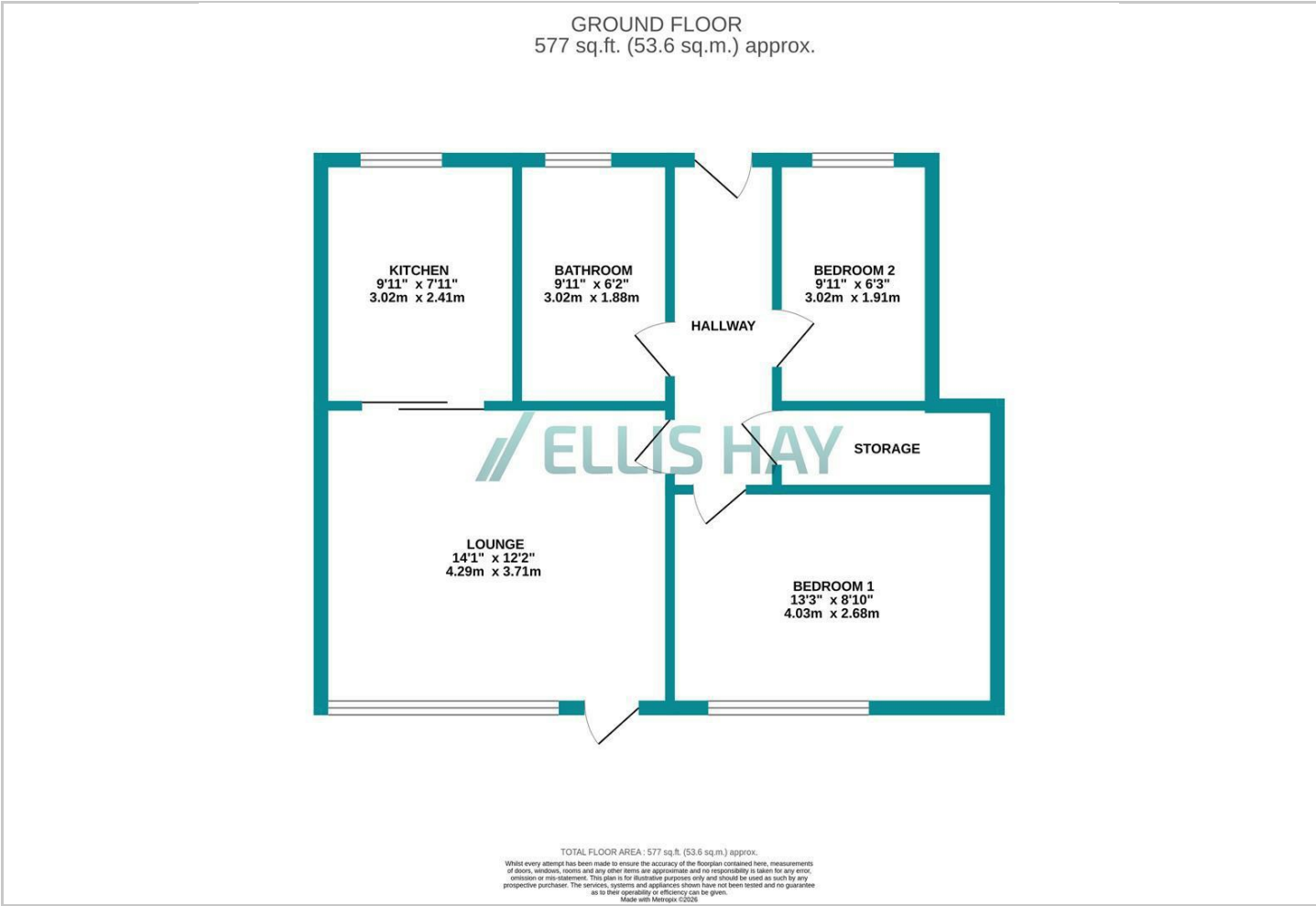
Tel: 01723 350077



Hybrid Map



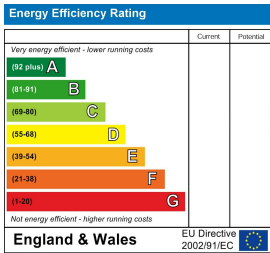
Floor Plan



Viewing

Please contact Ellis Hay on 01723 350077 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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