



122 Scalby Road

Woodlands, Scarborough, YO12 5QN

£995 PCM



A detached three bedroom bungalow with a large terraced rear garden and off road parking situated in the popular Scalby Road area of Scarborough. With three double bedrooms a bathroom, lounge and kitchen/diner this is a good sized property with plenty of garden space.

Children considered, Strictly no smoking.

EPC rating E



PORCH

leading to

WC

with WC and hand basin

DINING KITCHEN

with a range of wall and base units with a stainless steel sink and drainer. There is a built in oven and grill with a gas hob and extractor above, pantry area and radiator

LOUNGE

with a large bay window overlooking the front of the property and radiator.

STUDY

with a window overlooking the front

BEDROOM ONE

with a window over looking the back garden and radiator.

BEDROOM TWO

with a large bay window overlooking the front and radiator

BEDROOM THREE

Located at the rear of the property this double bedroom overlooks the side of the property it has a carpet and radiator.

BATHROOM

with a bath, hand basin and shower cubicle and window overlooking the rear

WC

with WC

OUTSIDE

with gardens to the front and rear, driveway and carport

DIRECTIONS

SATNAV - postcode YO12 5QN
what3words - ///herbs.arch.fight.

UTILITIES

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

REFERENCING

TO APPLY WE REQUIRE PHOTO ID, PROOF OF INCOME, PROOF OF ADDRESS AND A HOLDING DEPOSIT OF £275.00 (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:

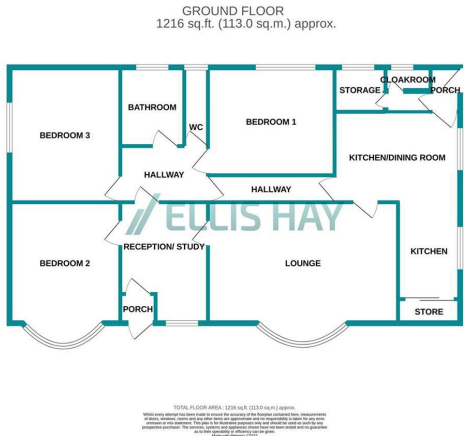
RENT £995.00
HOLDING DEPOSIT -£225.00
DEPOSIT £1145.00

TOTAL £1915.00

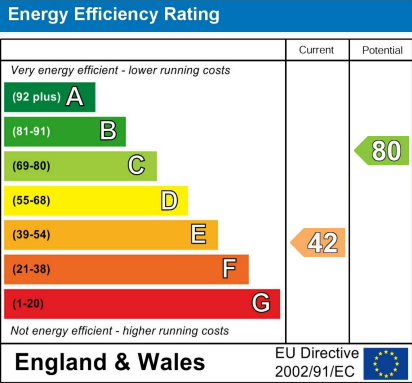
Area Map



Floor Plans



Energy Efficiency Graph



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