

## 14B SKINNER STREET WHITBY



**£92,500**

A spacious 1 bedroom first floor town centre flat with a living room incorporating a fitted kitchen area and a bathroom. The property is partly double glazed and has its own separate entrance.

*Located approximately half way down Skinner Street within the town centre and having easy access to all shops and amenities.*



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## **GROUND FLOOR**

### **ENTRANCE LOBBY**

With a double glazed entrance door and stairs to first floor.

## **FIRST FLOOR**

### **LIVING ROOM (16' x 16')**

Having a bay window to front, gas wall heater, range of base and wall cupboards, single drainer sink unit, extractor fan and partly tiled walls.



### **LANDING**

Has a built-in storage cupboard.

### **BATHROOM (7'3 x 5'6)**

With 2 double glazed windows to side, panelled bath, pedestal wash basin, W.C and extractor fan.



### **BEDROOM (11' x 9'9)**

Has a double glazed window to side and airing cupboard housing immersion.

### **NOTE**

The property is subject to a 999 year lease with provision made for maintenance and insurance.

### **VIEWINGS**

Strictly by appointment through sole selling agents.

**MEASUREMENTS** are only very approximate and their accuracy is in no way guaranteed and we therefore advise you to have your own carpet fitter or furniture supplier take his own measurements prior to ordering any carpet or furnishings.

### **IMPORTANT NOTE TO PROSPECTIVE PURCHASERS**

#### **Conditions of receiving Jacksons Property Service particulars.**

We have not carried out a structural survey of any kind & have not tested any apparatus, fittings or services, so we cannot verify that they are in working order. The prospective purchaser is therefore advised to make their own enquiry and checks prior to purchase. These particulars are provided for guidance only from information the vendor has given us & should not form part of any contract or sale. A purchaser is expected to make his/her own enquiries via their own solicitors, surveyor or expert before committing themselves to a legal document. Jacksons Property Service for themselves & for the vendors, owners or landlords of the property whose agents Jacksons Property Service are; give notice that (a) these particulars are prepared for the convenience of any intending purchaser or tenancy & although they are believed to be correct, their accuracy is not guaranteed & they do not obviate the need to make

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