



## 27 Eastgate | Pickering, YO18 7DU

A mid terrace cottage in need of complete renovation, situated off Eastgate and within a short walk of the town centre and its amenities. The property is suitable for investors and cash buyers due to the level of work that is required.

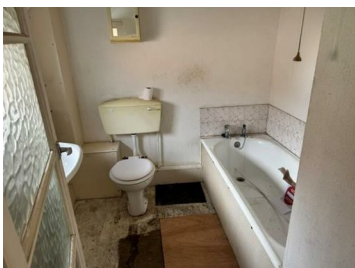
The property offers good size sitting room and kitchen to the ground floor, two bedrooms and bathroom to the first floor. There is pedestrian and vehicle access to the property and garage from Eastgate.

The property is being offered with no onward chain.

**Guide Price £125,000**



# 27 Eastgate | Pickering



## Accommodation Comprises

### Entrance Door

Leads to:

### Kitchen

14'11" x 10'6" (4.55m x 3.20m)

With single drainer sink unit, stairs to first floor landing, double glazed window to the front elevation.

### Sitting room

15'3" x 9'11" (4.65m x 3.02m)

Double glazed window to the front elevation.

### First Floor

### Landing

With built in airing cupboard housing hot water cylinder.



### **Bedroom One**

12' x 11'1" (3.66m x 3.38m)

With double glazed window to the front elevation.

### **Bedroom Two**

8'6" x 8'11" (2.59m x 2.72m)

With double glazed window to the front elevation.

### **Bathroom**

Comprising bath, pedestal wash hand basin and low flush w.c..

### **Outside**

There is shared access for numbers 24,25,26,28 and 29 along the roadway connecting to Eastgate. There is also a garage for parking.

### **Services**

Mains electricity, water and drainage.  
The property has no central heating system.

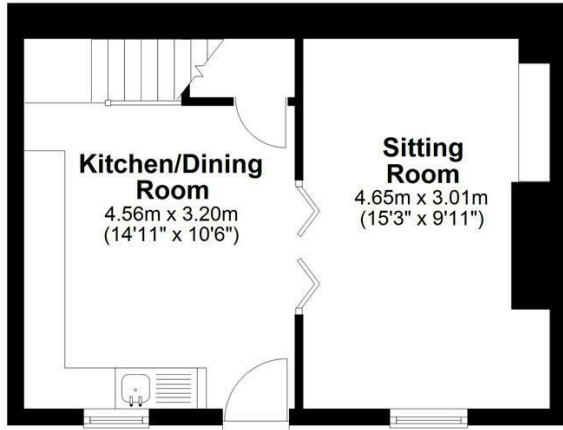
### **IMPORTANT NOTICE**

Access to the bathroom is prohibited due to the condition of the floor.

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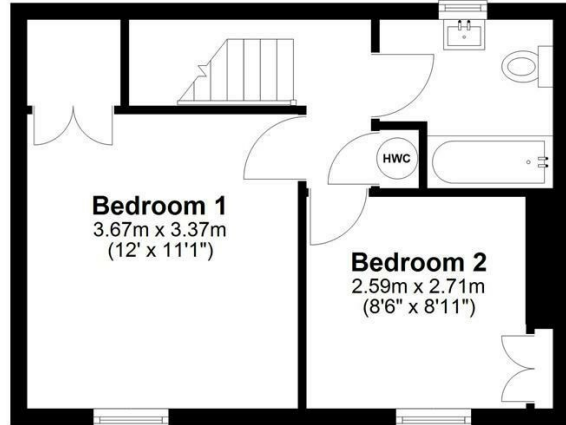
## Ground Floor

Approx. 30.5 sq. metres (328.0 sq. feet)



## First Floor

Approx. 30.5 sq. metres (328.0 sq. feet)



Total area: approx. 61.0 sq. metres (656.1 sq. feet)  
**27 Eastgate, Pickering**

### VIEWING

Strictly by appointment with the agents.

### COUNCIL TAX BAND

B

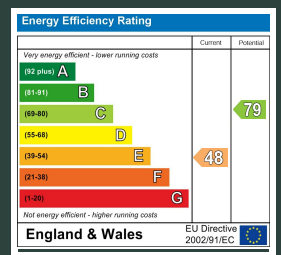
### ENERGY PERFORMANCE RATING

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**BC**  
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