

HUDSON
MOODY

Holgate Road York YO24 4EL

Rent: £1,300 PCM
Deposit: £1,500
Furnishing: Furnished
Council Tax Band: C



- Second Floor Apartment
- Two Double Bedrooms
- Open Plan Living Area
- Secure Off Street Parking
- Easy Access to York City Centre

- Furnished
- House Shower Room
- Fitted Kitchen with appliances and utensils
- Close to Railway Station
- Available 10th June



An attractively presented SECOND FLOOR TWO BEDROOM APARTMENT situated in a MODERN PURPOSE BUILT BLOCK close to York city centre and the railway station.

The property is fully furnished and consists of open plan living/ dining area with dining table, coffee table, sofa and TV, kitchen area with a range of fitted units incorporating an integrated electric cooker, fridge/ freezer, washing machine and utensils. There are two double bedrooms both furnished with double beds, wardrobes and side tables and the shower room has a white suite with a walk in shower cubicle.

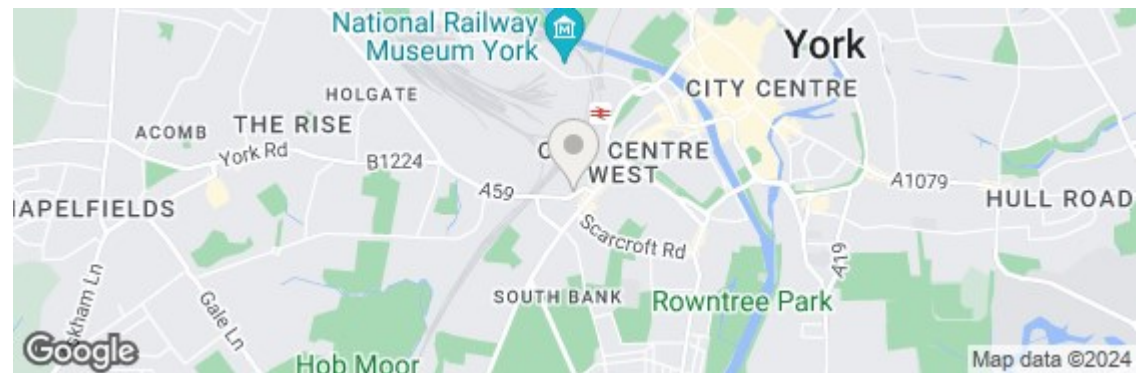
Externally there is a secure allocated parking space.

Council Tax Band C

No Pets, No Smokers. Available 10th June

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		65	65
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C		69	69
(55-68) D			
(39-54) E			
(21-38) F			
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Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	



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