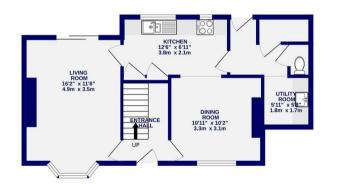


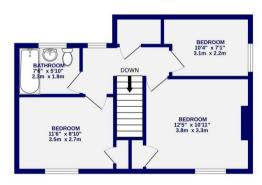
A spacious, recently refurbished three bedroom semi detached house situated in Escrick, a picturesque village on the A19, popular for it's convenient links to York. The accommodation is offered unfurnished and briefly comprises of entrance hallway; bright and airy living room with patio doors out to the garden; open plan dining room and kitchen. The kitchen is equipped with integrated fridge freezer, oven and electric hob. Off the kitchen is utility room with plumbing for a washing machine and space for a dryer, as well plenty of additional storage and downstairs WC. To the first floor are three well sized bedrooms and the house bathroom. Externally the property benefits from front and large rear garden, driveway parking and garage.

Available 2nd June / 12 Month Tenancy / Deposit £1400 / Council Tax Band C / EPC Rating D / Oil Fired Central Heating

GROUND FLOOR 517 sq.ft. (48.0 sq.m.) approx.



1ST FLOOR 452 sq.ft. (42.0 sq.m.) approx.



TOTAL FLOOR AREA: 969 sq.ft. (90.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the thoorpian, measurements of rooms and any other items are approximate. If included in the plan the garagetistoris will form part of the overall illustrative purposes only and shuld be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability. Made with Metropic 802025







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