



3 Baile Hill Terrace

YO1 6HF

£1,500pcm



- 31/10/2025
- TWO BEDROOMS
- MID TERRACE
- VIEWS OF THE CITY WALLS
- WITHIN WALKING DISTANCE OF THE CENTRE
- ON STREET PARKING
- EPC 'C'
- COUNCIL TAX BAND 'D'

GENERAL SUMMARY

Littlefairs are pleased to offer for rent this period forecourted terrace house within the City Walls. The property has been renovated to an impressive standard and is being offered unfurnished, benefitting from gas central heating. A brief summary follows: Entry hallway with immediate access to the lounge with a feature fireplace, hard flooring & bay window, through into the dining room with a door to courtyard and integrated storage, contemporary fitted kitchen with 5 ring gas hob, double oven, dishwasher, underfloor heating, Utility with freestanding fridge and washer/dryer, ground floor wet room with W.C. & hand wash basin. To the first floor there is the primary double bedroom with fitted wardrobe & ensuite shower room and there is also a staircase leading to the attic room. Across the hallway is the second double bedroom with separate Saniflo W.C & sink. To the front of the property is a small forecourt, and a generous enclosed courtyard to the rear. The property also benefits from on street permit parking. Contact us TODAY to secure your viewing slot!

TERMS OF TENANCY

The. property is available To Let unfurnished, on an Assured Shorthold Tenancy for a minimum period of twelve months.

A Security Deposit of £1,730 will be payable.

VIEWING ARRANGEMENTS

Strictly by appointment only with the Letting Agents, Littlefairs Property Company. Please contact our office on 01904 393989 to arrange a viewing or visit our website at LittlefairsPropertyCompany.co.uk

ADDITIONAL INFORMATION

The Tenant will be responsible for the costs of Gas, Water and Sewerage Charges and Council Tax.

Before your application can be fully considered, you will need to pay a holding deposit equivalent to one weeks' rent for the property you are interested in. On request, we will provide full documentation explaining what happens to that holding deposit and the circumstances in which the deposit will / will not be refunded.

DIRECTIONS

As you travel over Bridge Street in a westerly direction, turn left onto Skeldergate. Drive to the far end of Skeldergate and you will find a junction on your right hand side, take the exit and then immediately turn left onto Baile Hill Terrace. The property is located on the right hand side and is number 3.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C	70 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Energy efficiency chart

T: 01904 393989

E: info@LittlefairsPropertyCompany.co.uk

W: LittlefairsPropertyCompany.co.uk

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements