



## 1 REDENESS STREET YORK, YO31 7UU


£399,000  
LEASEHOLD

This is a brand-new third floor apartment in the superb Icona Development - an exemplary collection of 32 Apartments offering sophisticated and stylish living. These apartments benefit from lift access, a private balcony per apartment and well-maintained communal areas. Icona is York's entry into a world of convenience and amenity!

MONROE

SELLERS OF THE FINEST HOMES



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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and 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

Boston Spa Sales Virtual  
 181a, High Street  
 Boston Spa  
 Wetherby  
 LS23 6AA

01937 534755  
 bostonspa@monroestateagents.com

**MONROE**

SELLERS OF THE FINEST HOMES