



MONK GREEN HOUSE , MAIN STREET , ALNE , YORK , NORTH YORKSHIRE , YO61 1TB

Unfurnished, £1,850 pcm, Available 01/08/2024



£1,850 pcm Unfurnished



4



1



3

• 4 Bedrooms • Village Location • Gated Driveway •
Outbuilding • Council Tax Band F • •

• EPC Rating = E (54) • Council Tax = F

Description

PLEASE NOTE THIS PROPERTY IS ONLY AVAILABLE FOR
A 6 MONTH LEASE

The property comprises of:

GROUND FLOOR: Hallway, Utility with WC, Dining Room,
Living Room, Study, Kitchen and Conservatory.

FIRST FLOOR: 4 Double Bedrooms, 1 with ensuite shower
room plus a Family Bathroom.

Outside

Brick outhouse and a brick office/workshop. Gardens to front
and rear with gated gravel drive and parking area.

Tenancy

RENT: £1,850 per calendar month. Payable in advance by
bank standing order.

DEPOSIT: £2,134 five weeks rent, will be held by Savills as
Stakeholder in a non-interest bearing account and registered
with The Tenancy Deposit Scheme. It will be returnable on
termination, subject to compliance with the terms and
conditions of the agreement.

Landlord responsible for repairs.

No Smoking

Pets considered and to be approved by the landlord in writing
beforehand.

Council Tax Band F

Services

Mains Electric and Water. Oil Central Heating.

Viewing

Strictly by appointment with Savills.



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Awaiting image

Local Information

Main Street, Alne. Approximately 4 miles to Easingwold, 10 miles to Boroughbridge, 15 miles to York City Centre.

MONK GREEN HOUSE MAIN STREET ALNE YORK YO61 1TB	Energy rating E	Valid until 22 July 2021 Certificate number 0080-2437-2030-2320-4883
Property type	Detached house	
Total floor area	167 square metres	
Rules on letting this property		
Properties can be let if they have an energy rating from A to E.		
You can read guidance for landlords on the regulations and exemptions https://www.gov.uk/guidance/landlords-should-read-before-letting-property-energy-efficiency-standard-landlord-guidance		
Energy efficiency rating for this property		
This property's current energy rating is E. It has the potential to be C.		The graph shows this property's current and potential energy efficiency.
See how to improve this property's energy performance.		Properties are given a rating from A (most efficient) to G (least efficient).
Properties are also given a score. The higher the number the lower your fuel bills are likely to be.		For properties in England and Wales: the average energy rating is D the average energy score is 60.
Score	Energy rating	Current Potential
92-100	A	100
81-91	B	92
69-80	C	85
55-68	D	79
39-54	E	73
29-38	F	67
13-28	G	55



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