



2 CHURCH HOUSE , OGLEFORTH , YORK , NORTH YORKSHIRE , YO1 7AG

Unfurnished, £1,650 pcm, Available Now

£1,650 pcm Unfurnished



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• 2 Bedroom • Ground floor apartment • Lift • Garden • York City centre • Council Tax Band D

• EPC Rating = C (78) • Council Tax = D

Description

Church House, Ogleforth, York is a stunning two double bedroom apartment in a prime location just minutes away from the iconic York Minster.

FINAL 3 APARTMENTS REMAINING

The newly converted apartment is unfurnished and includes all white goods. Additionally, parking may be available by separate negotiation.

Entrance Hall: The entrance hall has a cupboard providing useful storage space.

Dining Kitchen: Dining kitchen with a range of contemporary base and wall units. Built in appliances include, under counter fridge, separate freezer, oven, ceramic hob, dishwasher and washing machine.

House Bathroom: Partially tiled house bathroom with three piece suite comprising panelled bath with mixer shower over and glass shower screen to the side, vanity unit providing useful storage with inset basin and low suite WC.

Principal Bedroom: Double bedroom with built in sliding door wardrobes.

En-Suite Shower Room: Partially tiled shower room with modern three piece suite comprising, large step in shower cubicle with mixer shower, vanity unit with inset basin and mixer tap, wall mounted mirror above and low suite WC.

Bedroom Two: Double bedroom with built in wardrobes.

Outside

Use of private garden

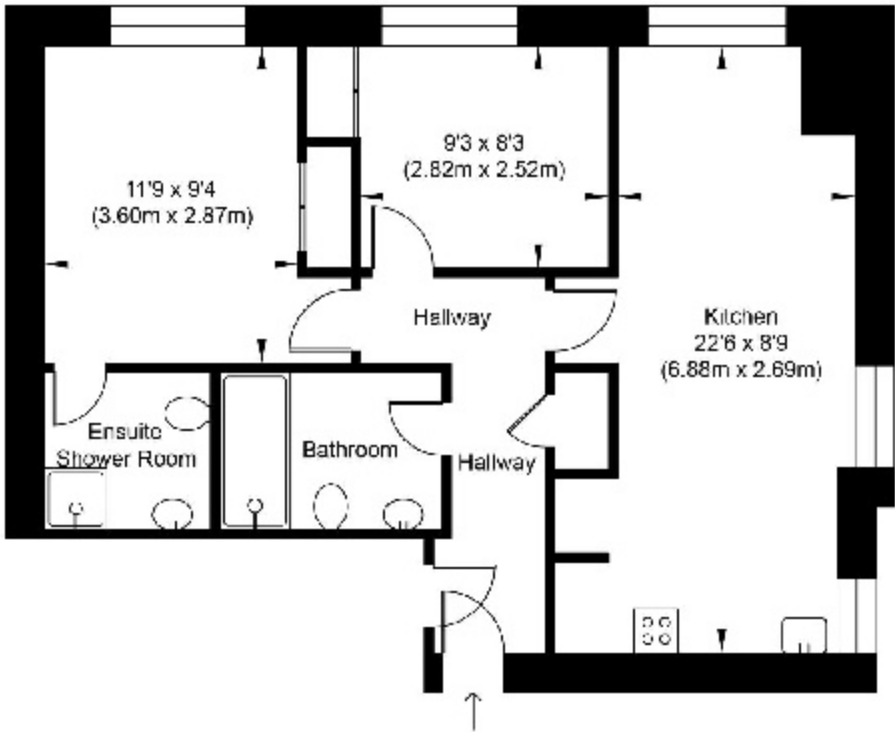
Tenancy

RENT: £1,650 per calendar month. Payable in advance by bank standing order.

DEPOSIT: £1,903 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



APPROXIMATE GROSS INTERNAL FLOOR AREA
Total - 503 SQ FT / 46.14 SQ M



NOT TO SCALE - FOR ILLUSTRATIVE PURPOSES ONLY
Floor plan copied from existing plan and accuracy cannot be guaranteed.
All measurements and fixtures including doors and windows are approximate and should be independently verified.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C	78	78
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



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