



Principal Rise, Dringhouses, York, YO24 1UB

- SECOND FLOOR
- WELL PRESENTED
- PARKING
- NO ONWARD CHAIN
- SOUGHT AFTER LOCATION

Offers Over £185,000



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DESCRIPTION

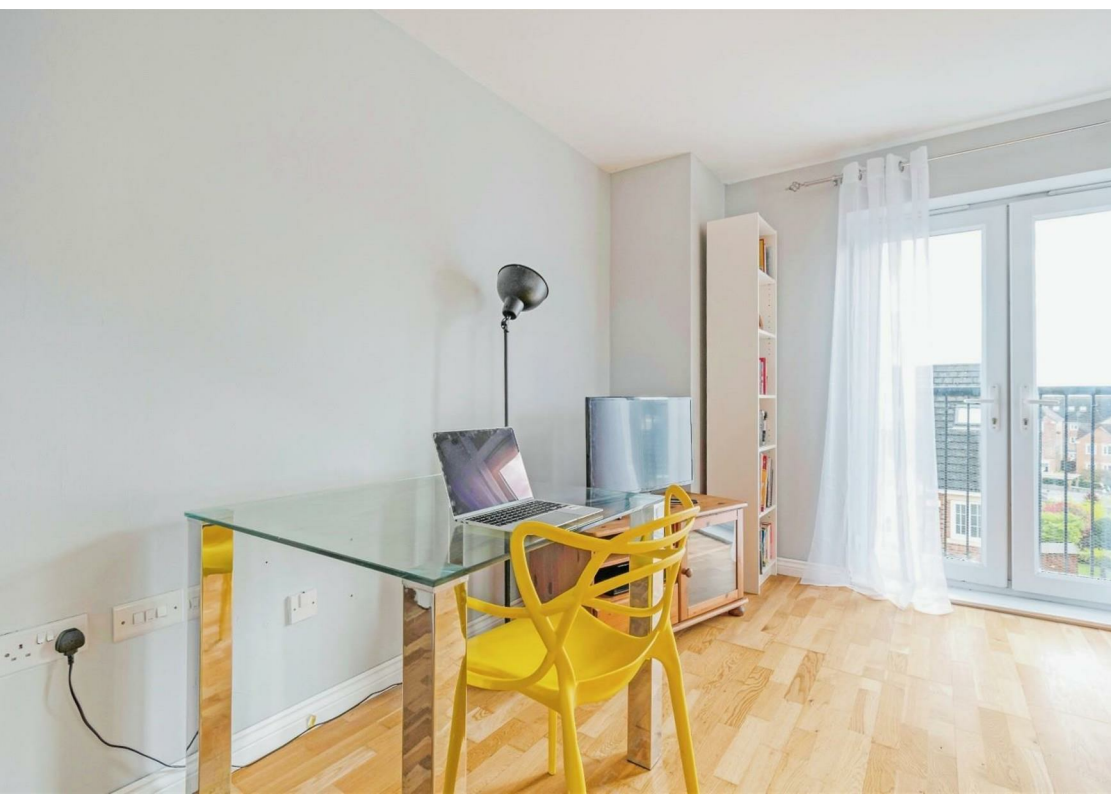
A well-presented, two bedroom, second floor apartment in the hugely popular Tadcaster Road area of York.

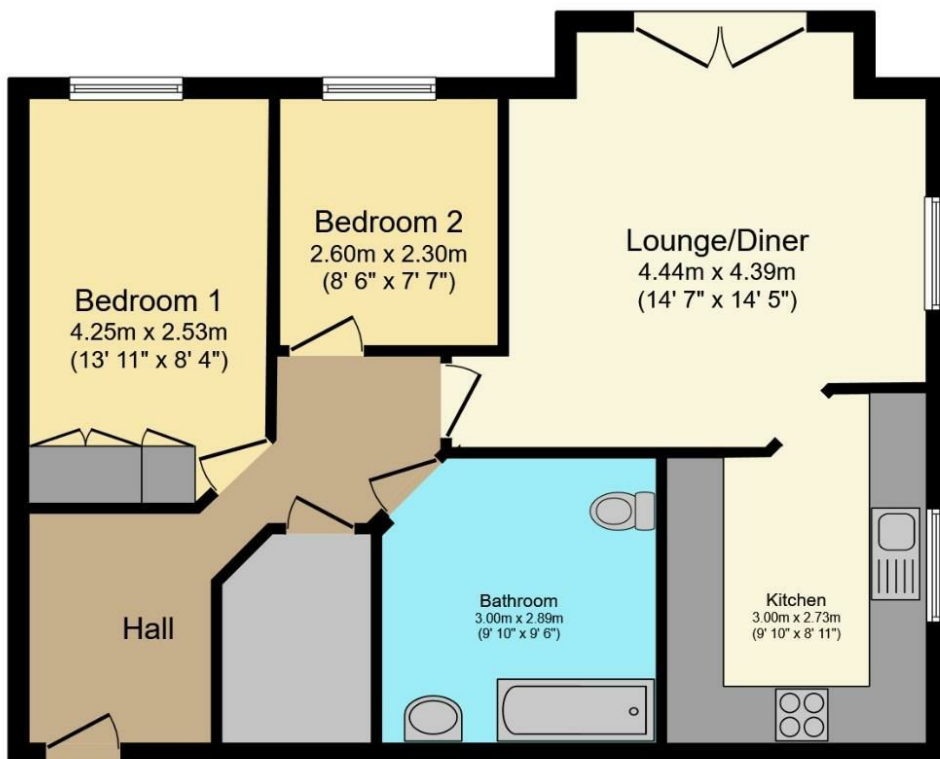
The building is accessed via a communal entrance hall with intercom entry system where stairs lead to the second floor.

Upon entering the property itself you have an entrance hall with useful storage cupboard. There is a bright and airy lounge diner with a Juliette balcony. Just off the living area you have the fitted kitchen with a range of base and wall units, integrated electric oven with hob and extractor fan above, there is also space and plumbing for free standing white goods. There are two bedrooms and the family bathroom with sink, W.C and bath with shower over.

The property also has the benefit of an allocated parking space. Scholars Court is a popular residential development located close to York College with a regular bus route providing excellent access to the city centre and the A64 is easily accessible for those looking to go further afield. The property is offered for sale with no onward chain and viewing is highly recommended.







Total floor area 65.8 m² (708 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).

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Viewings

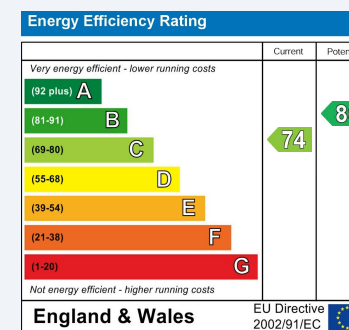
Please contact york@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

