



Long Close Lane, York, YO10 4UP

- NO ONWARD CHAIN
- OVERLOOKING CITY WALLS
- COMMUNAL GARDENS
- COUNCIL TAX BAND A
- GROUND FLOOR
- EXCELLENT ACCESS TO CITY CENTRE
- VIEWING ADVISED
- EPC RATING C

£160,000



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DESCRIPTION

A well-presented, one bedroom ground floor apartment located within York's historic city walls.

Upon entering the property you have an entrance hall which gives access to all other rooms.

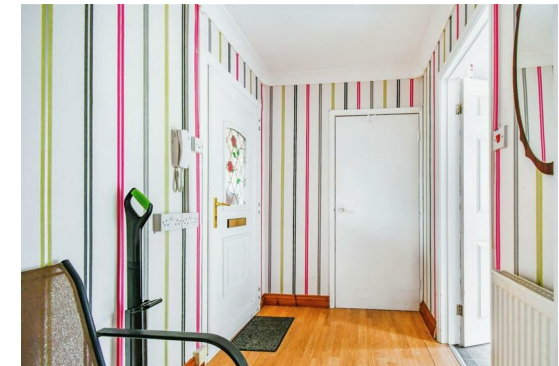
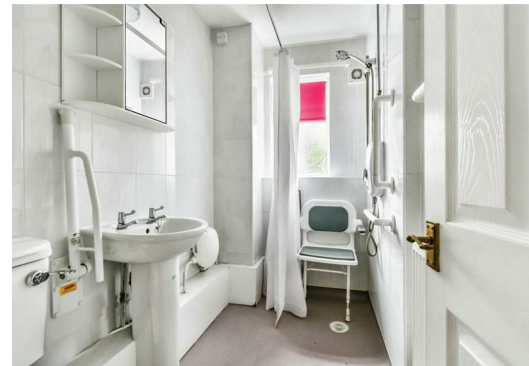
The kitchen features a range of base and wall units with integrated oven, hob and extractor fan, there is also space and plumbing for free standing appliances. an external door leads out to the communal gardens behind.

There is a lounge with window overlooking the communal gardens and city walls, a fireplace creates a focal point to the room.

The double bedroom is found to the front of the property and the shower room completes the internal accommodation with accessible shower, sink and W.C.

Long Close Lane is located within York's walls offering excellent access for the wealth of amenities on offer in city centre.

Offered for sale with no onward chain viewing is highly recommended to truly appreciate all it has to offer.







Total floor area 44.2 m² (476 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). Powered by www.focalagent.com

Viewings

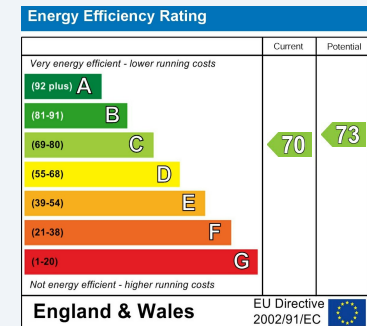
Please contact york@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

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.



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