

Rose Street, York, YO31 8JF

- Two Bedrooms
- Two Bathrooms
- Open-Plan Reception Diner
- Central Location
- Private Garden Yard
- Council Tax Band B

£280,000



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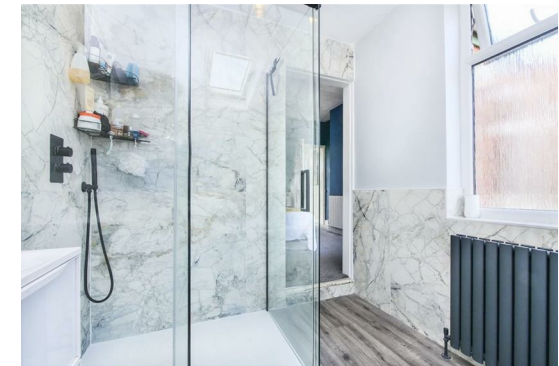
DESCRIPTION

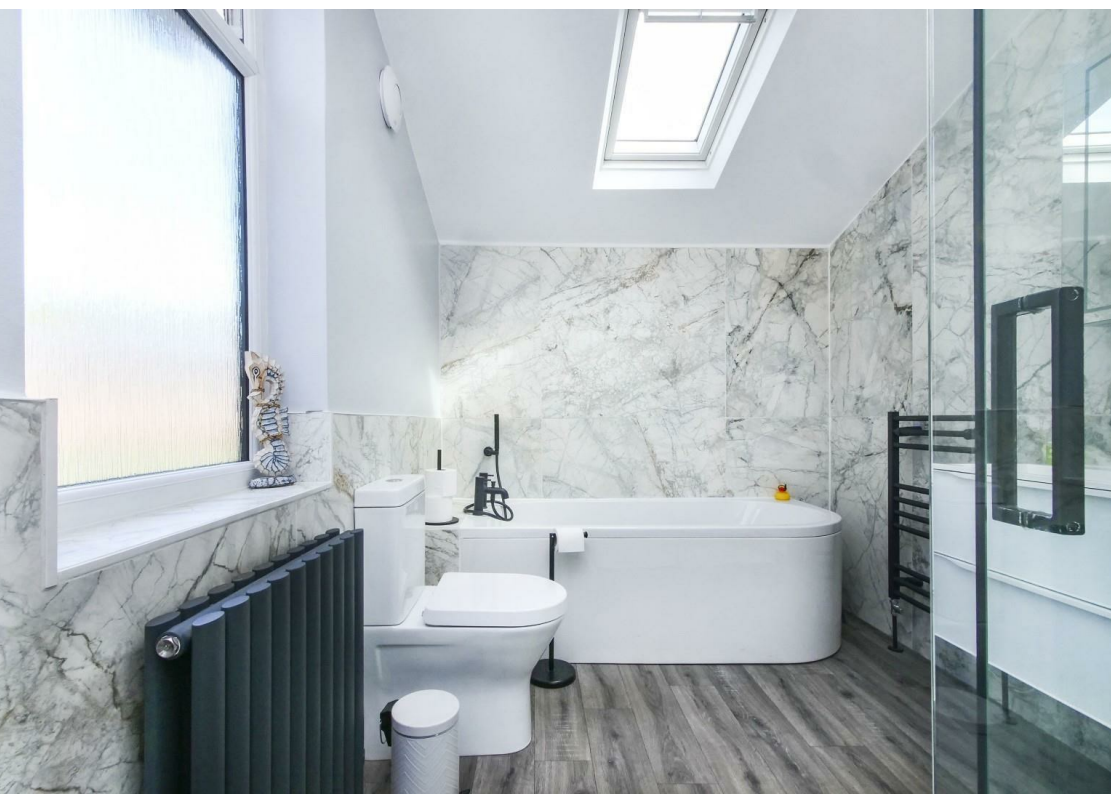
Located on York's charming Rose Street, this beautifully maintained mid-terraced Victorian home blends modern comfort with classic character. Featuring two spacious bedrooms and two bathrooms, it's ideal for couples, small families, or anyone seeking a cozy city retreat.

The entrance hall leads to an open-plan reception diner, perfect for entertaining or relaxing. The recently fitted kitchen offers plenty of workspace and cupboards with access to the downstairs shower room.

Upstairs are two well-proportioned bedrooms, with the rear bedroom having an impressive four-piece ensuite.

Moments from the hospital and surrounded by excellent amenities, the home offers easy access to the city centre and ring road for easy commuting.







Total floor area 75.3 sq.m. (810 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

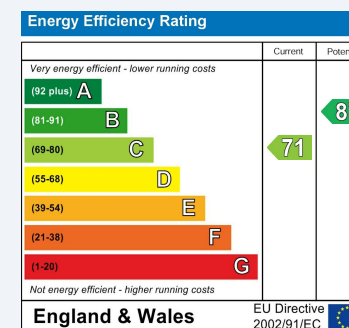
Please contact york@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

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.

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