



Lavender Way, Easingwold £1,400 Per Month

An outstanding detached modern build property on this new development on the edge of Easingwold. Appointed to an excellent standard throughout. Unfurnished. Gas central heating. Double glazing. Entrance hall with cloaks/WC, 17ft fitted dining kitchen with integrated oven and hob, spacious lounge, first floor, four bedrooms - two with en-suite shower, family bathroom, enclosed lawned rear garden, garage.

12 MONTH LET. EPC 83 (B). NO SMOKERS. PETS CONSIDERED.



DESCRIPTION

Entrance Hall - Part glazed external door, central heating radiator.

Cloaks/WC - With white suite comprising hand basin and low flush WC.

Kitchen - 17`3" x 9`2" (m x m) 1 ½ bowl single drainer stainless sink, range of fitted base units and drawers with white gloss doors beneath granite effect worktops, integrated electric oven, gas hob, splashback, stainless steel hood. Cupboard housing ideal logic gas central heated boiler, double doors leading to patio and garden, useful storage cupboard.

Lounge - 17`3" x 11`10" (into bay window) central heating radiator.

First floor landing with smoke alarm, central heating radiator. Airing cupboard.

Bedroom One (side) - 12`10" x 10`4" central heating radiator.

En-suite shower with tiled/glazed shower cubicle, hand basin, low flush WC, walls part-tiled, heated towel rail, extractor fan.



Bedroom Two (rear) - 14`3" x 9" central heating radiator.

En-suite shower with tiled/glazed shower cubicle, hand basin, low flush WC, walls part-tiled, heated towel rail, extractor fan.



Bedroom Three (front) - 9`11" x 8`11" central heating radiator.

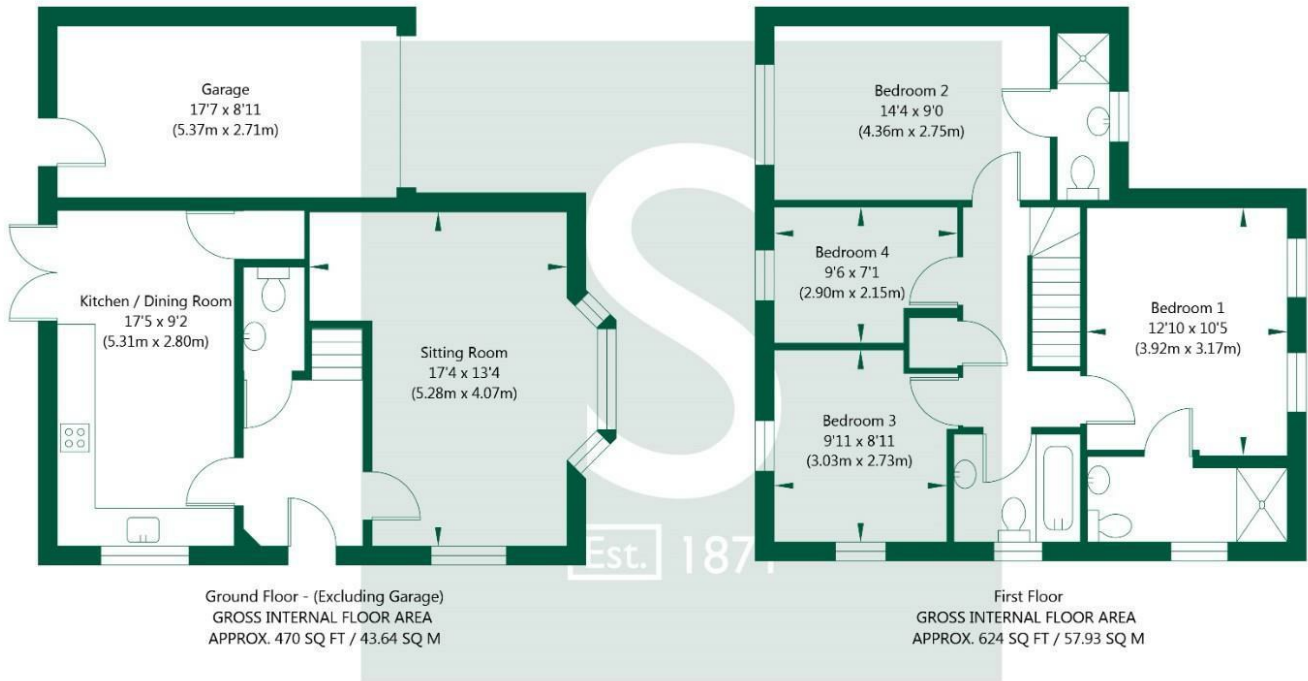
Bedroom Four (side) - 9`6" x 7" central heating radiator.

Bathroom/WC - with white suite comprising panel bath, pedestal hand basin, low flush WC, walls part tiled, extractor fan, heated towel rail.

Outside - small forecourt garden, enclosed lawned garden to side with paved patio, integral garage 18` x 8`10" with up and over and personal door.



Lavender Way, Easingwold, YO61 3GU



NOT TO SCALE - FOR ILLUSTRATIVE PURPOSES ONLY
APPROXIMATE GROSS INTERNAL FLOOR AREA 1094 SQ FT / 101.57 SQ M
All Measurements and fixtures including doors and windows are approximate and should be independently verified.
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