



Herbert Street, York YO10 3EJ

welcome to

Herbert Street, York

ATTENTION FIRST TIME BUYERS AND INVESTORS - OFFERED WITH NO ONWARD CHAIN. This mid-terrace property is an ideal home for those seeking a blend of comfort and convenience.



Entrance Hall

Door to front, carpet, radiator and stairs to first floor.

Lounge

14' 3" x 10' 10" into recess (4.34m x 3.30m into recess)

Lino flooring, radiator, double glazed window to front, tv point and understairs cupboard.

Kitchen

12' 10" plus recess x 6' 4" (3.91m plus recess x 1.93m)

Fitted kitchen with wall and base units, space for fridge freezer, worktops, sink, part tiled walls, lino flooring, double glazed window to rear.

Utility Room

5' 11" x 5' 2" (1.80m x 1.57m)

Double glazed window and door to side, lino flooring and Ideal boiler.

Landing

Stairs from ground floor, carpet and loft access.

Bedroom One

12' 11" plus recess x 10' 4" into recess (3.94m plus recess x 3.15m into recess)

Double bedroom, carpet, radiator, storage space and double glazed window to front.

Bedroom Two

10' 3" max x 6' 8" plus recess (3.12m max x 2.03m plus recess)

Good sized room, carpet, radiator, built in shelving and double glazed window to rear.

Bathroom

Located on the first floor, bath, wc, wash hand basin, extractor fan, non slip lino, radiator and double glazed window to side aspect.

Rear Courtyard

Enclosed courtyard with gated access to the rear, low maintenance, also offering two storage outbuildings.



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welcome to

Herbert Street, York

- PERIOD MID TERRACE
- TWO BEDROOMS
- GAS CENTRAL HEATING AND DOUBLE GLAZING
- PRIVATE REAR COURTYARD
- IN NEED OF MODERNISATION

Tenure: Freehold EPC Rating: D

Council Tax Band: B

£215,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
YOR109368 - 0008

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