



Core 4, Leetham House , Leetham Lane,,York, YO1 7PE

welcome to

Core 4, Leetham House , Leetham Lane,,York,

This modern two-bedroom apartment is perfectly situated in the heart of York's historic city centre, offering a sleek and stylish living space ideal for professionals, couples, or investors.



Entrance Hall

The entry hall to the apartment has a utility cupboard and an electric radiator.

Kitchen/Living Room

20' 11" x 12' 7" (6.38m x 3.84m)

A light and bright, open plan kitchen/living room with the kitchen comprising of modern wall/base units, an integrated fridge/freezer, and integrated dishwasher, an integrated microwave, an oven, an electric hob, an extractor fan and laminate flooring. The living space has space for a dining table and also has spotlighting and a door on to the balcony.

Bedroom One

12' 3" max x 11' 4" max (3.73m max x 3.45m max)

The first double bedroom has carpeted floors, an electric radiator, a window to the rear and a door to the en suite.

En Suite

The en suite to the first bedroom has laminate flooring, a walk in shower, a w.c with built in storage, a wash hand basin and an extractor fan.

Bedroom Two

10' 3" + recess x 9' 4" (3.12m + recess x 2.84m)

The second double bedroom has carpeted floors, an electric radiator, spotlighting and a window to the rear.

Bathroom

The modern bathroom has a bath tub with a shower, a wash hand basin with built in storage, a w.c and a towel radiator.

Additional Information

The apartment benefits of having one allocated parking space and a bike store.



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



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Core 4, Leetham House , Leetham Lane,, York,

- A SUPERB TWO BEDROOM APARTMENT IN A HIGHLY SOUGHT AFTER DEVELOPMENT
- BALCONY
- SECURE, ALLOCATED PARKING
- LOCATED WITHIN THE HISTORIC CITY CENTRE
- A 20 MINUTE WALK TO YORK TRAIN STATION

Tenure: Leasehold EPC Rating: C

Council Tax Band: D Service Charge: 2110.68

Ground Rent: 300.00

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.



Please note the marker reflects the
postcode not the actual property

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Property Ref:
YOR109417 - 0005

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