

NOW FULL FOR VIEWINGS

Two Bedroom Townhouse

This two bedroom townhouse in a popular location just off Haxby Road is within walking distance of the City Centre, Nestle and the Hospital.

The property comprises of Entrance Vestibule which leads on to an open plan lounge and dining area, leading onto a modern kitchen. As you proceed up the stairs you will find two double bedrooms and a three piece bathroom suite. There is also a garden to the rear of the property. The flooring in multiple rooms are being replaced prior to viewings at the property.

There is 1 allocated parking space in front of the property.

To be let on an unfurnished basis.

Council Tax Band B

EPC Rating D

Available Now!













FLOOR PLAN Ground Floor 318 sq.ft. (29.5 sq.m.) approx. Kitchen 11'4" x 8'1" 3.46m x 2.46m Bedroom 12'0" x 11'2" 3.65m x 3.41m

TOTAL FLOOR AREA: 629 sq.ft. (S8.4 sq.m.) approx.

Whilst every attempt, that been made to ensure the accuracy of the flooragen contended here, measurements of above, workers, more and any other stems are approximate and no responsibility is taken for any error, omission or rans-stements. This plant is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliancies shown have not been tested and no guarante so to the Made with Meteophic CODIA.

Lounge 19'4" x 11'4"

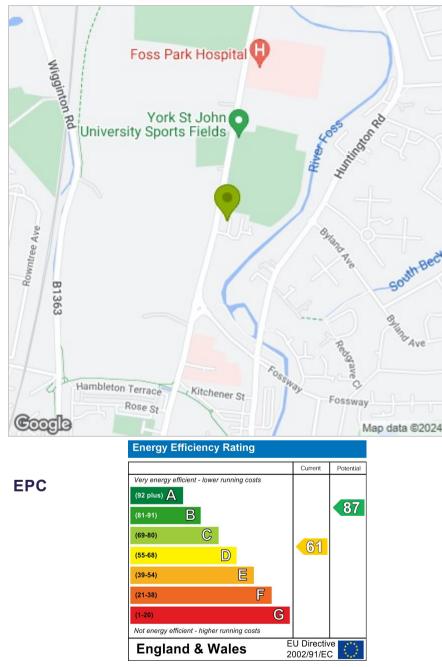
5.91m x 3.46m

Bathroom 5'6" x 5'2" 1.68m x 1.59m

> Bedroom 12'0" x 9'0"

3.65m x 2.75m

LOCATION



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.