



37 Scholars Court Principal Rise, Dringhouses, York, YO24 1UB

£215,000

SCHOLARS COURT



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IDEAL FIRST TIME BUY OR INVESTMENT! A modern ground floor two double bedroom apartment, well presented throughout and providing spacious living accommodation. Situated within this popular residential area just off Tadcaster road and within easy reach of York city centre, local amenities and good road links to the A64.

The apartment comprises hallway with useful storage cupboard, good size open plan living area with modern fitted kitchen with integrated appliances, two double bedrooms and a modern shower room. The property also benefits from a bike store. An early viewing is recommended to appreciate the size and standard of accommodation on offer.

Description

Entrance Hallway

Entrance door, electric wall heater. Laminate flooring. Doors to:

Lounge

Double glazed window to the front, window to side, electric wall heater, TV point, power point. Laminate flooring.

Kitchen

Excellent range of base and wall mounted units incorporating roll top work surfaces, ceramic hob, electric oven with extractor fan, single stainless steel sink with mixer tap, tiled splashbacks, plumbing for automatic washing machine, spotlights to ceiling, two double glazed windows.

Bedroom

Double glazed window, to the front, electric wall heater, power points. Laminate flooring.

Bedroom 2

Double glazed window to the front, electric wall heater, power points. Laminate flooring.

Shower Room

Walk-in shower cubicle with electric shower over, sink set in vanity unit, low level WC, heated towel rail. Laminate flooring.

Outside

Bike Store.

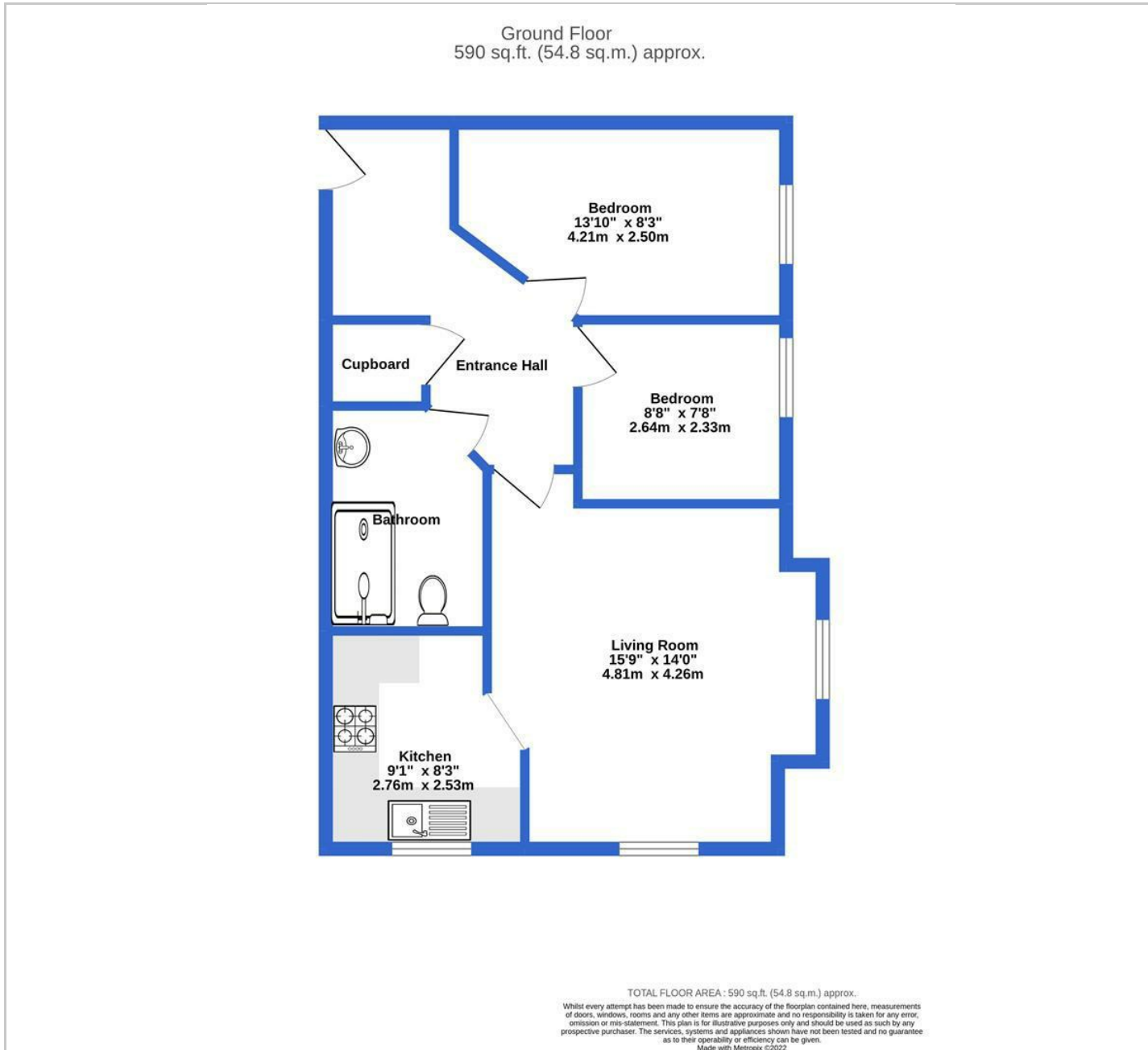


Features

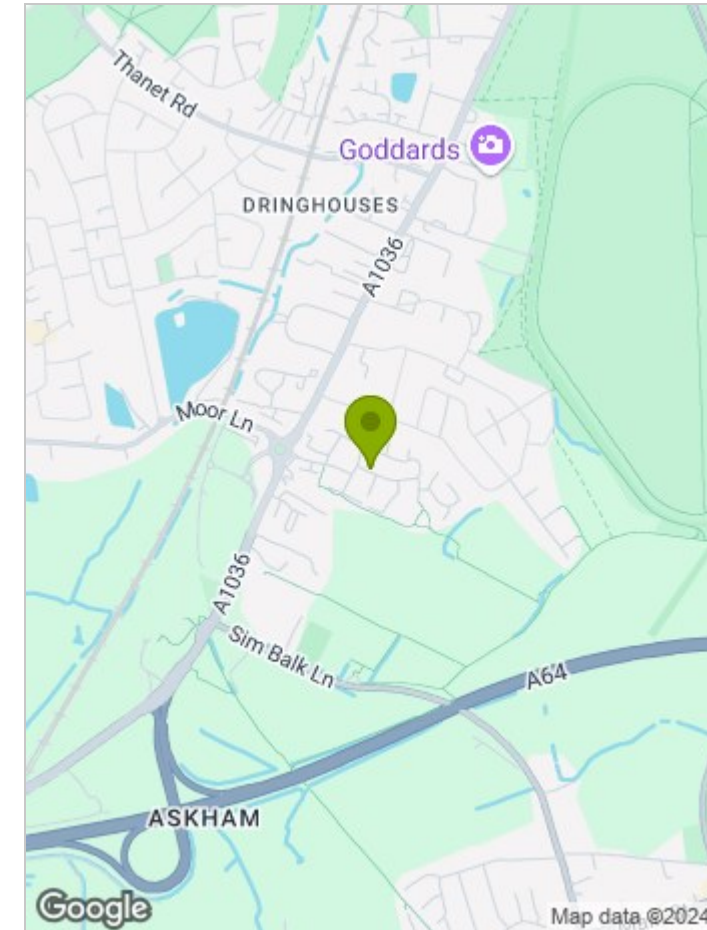
- Ideal First Time Buy Or Investment!
- Modern Ground Floor Apartment
- Two Double Bedrooms
- Well Presented Throughout
- Popular Residential Area Just Off Tadcaster Road
- Council Tax Band C
- EPC C79



FLOOR PLAN



LOCATION



EPC

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		79	82
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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