



210 Mint The Cocoa Works Haxby Road

York, YO31 8AE

£1,250 Per Month

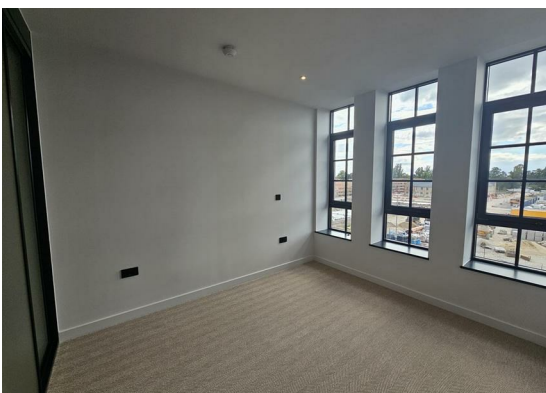
AVAILABLE BEGINING OF SEPTEMBER
Second Floor with lift | Concierge |
Unfurnished | Allocated parking | Bike Store

Located in York city centre and less than half a mile away from the York hospital, Nestle and the universities this is an opportunity not to be missed!

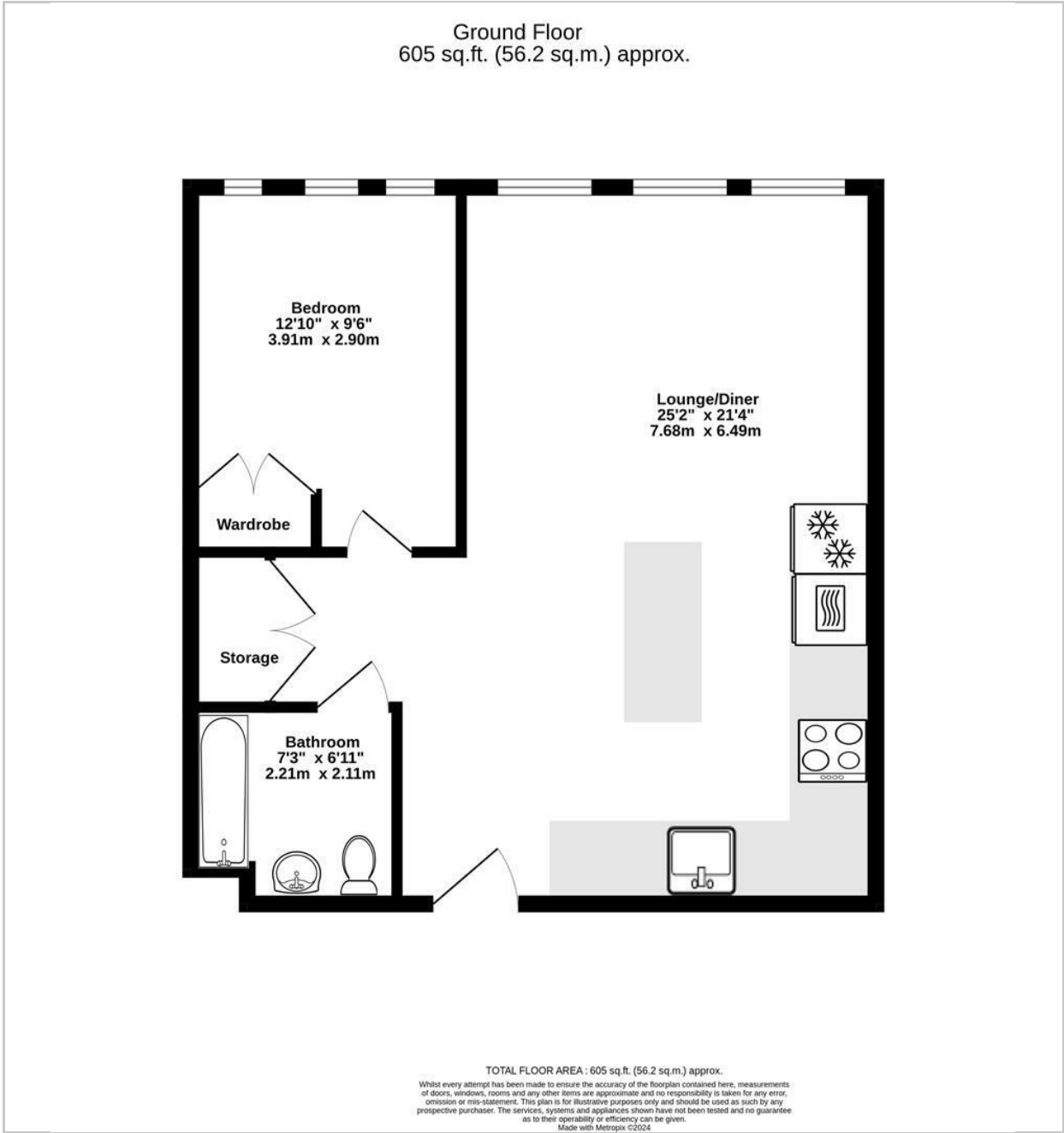
This new build apartment offers any prospective tenant modern living accommodation with a stunning open plan kitchen/living space. There is plenty of work surface space, and quality appliances including dishwasher, fridge freezer, oven, hob, microwave and extractor.

The double bedroom benefits from a large handy built-in wardrobe. The bathroom is another delightful feature. Modern in finish, a great size and again packed with high quality fittings. Blinds will be fitted on all windows prior to viewings taking place on all windows.

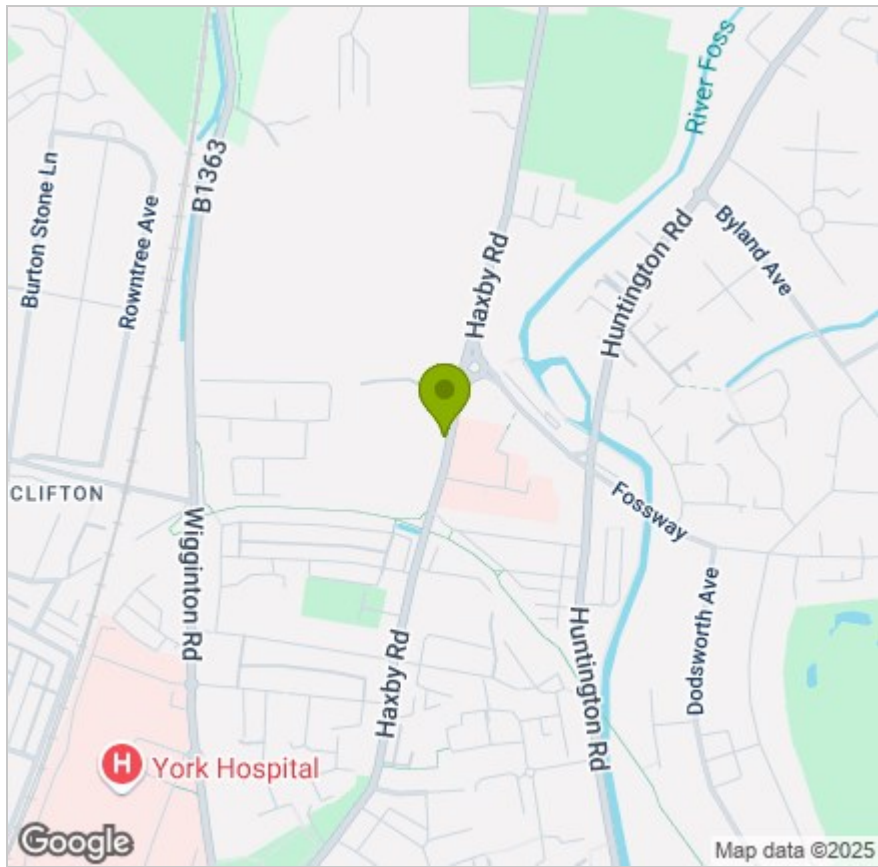
EPC - C
Council tax between B-D
The property also comes with one parking space.



FLOOR PLAN



LOCATION



EPC

| Energy Efficiency Rating | | |
|---------------------------------------------|----------------------------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | | |
| (81-91) B | | |
| (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 | |

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.