Lawrence Square , York YO10 3FN
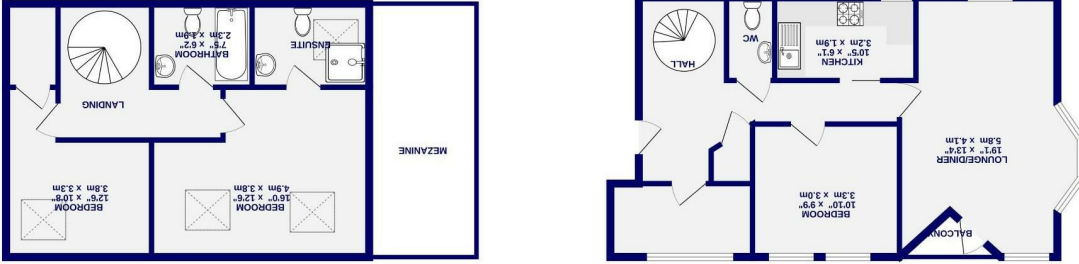
Leasehold

Council Tax Band – D

- Large Penthouse Maisonette
- 3 Bedrooms & Study
- Open Plan Living Room
- Galleried Master Bedroom
- 2 Bathrooms & Cloakroom
- Allocated Parking
- EPC - D

TOTAL FLOOR AREA : 1094 sq.ft. (101.6 sq.m.) approx.

BEDROOM 16'0" x 10'8" 4.9m x 3.3m

BEDROOM 12'6" x 12'6" 3.8m x 3.8m

BATHROOM 7'5" x 6'2" 2.3m x 1.9m

ENSUITE

LANDING

MEZZANINE

Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of rooms and any other items are approximate. It is included in the plan for geographical view and form part of the overall floor area and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metropix ©2024

LOUNGE/DINER 19'1" x 13'6" 5.8m x 4.1m

KITCHEN 10'5" x 6'1" 3.2m x 1.9m

BEDROOM 10'10" x 9'9" 3.3m x 3.0m

HALL

WC

BALCONY

Lawrence Square
, York
YO10 3FN

£395,000

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A unique three bedroom penthouse maisonette with a galleried living room and balcony as well as a spiral staircase from the entrance hall to the upper floors.

There are three large bedrooms as well as a study, with the master bedroom being open to the vaulted ceiling above the living area. There are two bathrooms as well as a cloakroom on the lower floor as well as a separate kitchen.

The arrangement of the accommodation means that the rooms can be used in a variety of ways making this a most versatile property. There is also an allocated car parking space as well as being within a short walk of both the city centre and University.

Leasehold
Length of lease- 125 years from 1 January 2003
Ground rent £233.70
Ground rent review period - Every 5 years
Service charge £1111.61
Service charge review period - at the start of every year

Council Tax Band- D