

roperty on behalf of the vendor.

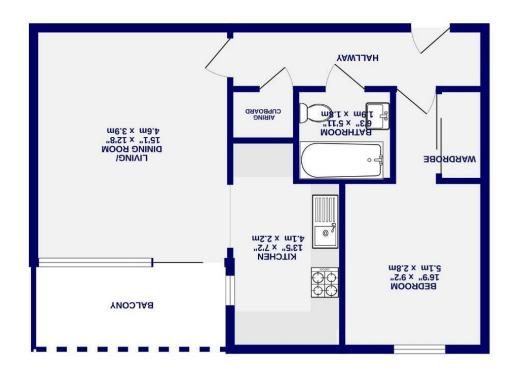
These particulars have been prepared as accurately and as reliably as possible, but should not be relied upon as 'statement of fact'. If there is any point which is of particular property or that the property is in good structural condition or otherwise. Any areasurements, floor plans or distances referred to are given as a guide only and are not precise. Purchasers must satisfy themselves by inspection or by otherwise regarding the items mentioned above and as to the correctness of each of the statements contained in these particulars. No person in the employment of Ashtons has any authority to make or give any representation or warranty whatsoever in relation to this property or these particulars nor enter into any contract relating to the

- No Onward Chain
  - EbC B
- Open Plan Living Dining Kitchen
  - Sought After Location
- Allocated Private Parking Space
  - Private Balcony
    - One Bedroom
  - First Floor Apartment

Leasehold Council Tax Band - C

Joseph Terry Grove Off Bishopthorpe PO23 MFJ.





1ST FLOOR 529 sq.ft. (49.1 sq.m.) approx.



## Joseph Terry Grove Off Bishopthorpe Road, York YO23 1FJ

## No Onward Chain f254 800





A first floor luxury one bedroom apartment with an open plan living space, balcony and private parking, offered with no onward chain!

Located on the ever popular Chocolate works development in Carousel House. The development is well regarded for its excellent on site amenities including an on site Co op convenience store, as well as a dental practice and bistro known as The Liquor Store. The development is surrounded by York Knavesmire, Bishopthorpe Road and Rowntree Park.

The accommodation in brief the communal hallway, lifts and stairwell lead to the property and its central hallway. The bedroom is a good size double and space for the fitted wardrobes and currently office space. The modern three piece bathroom benefits from a shower over bath and chrome heated towel rail. The living dining kitchen is the central hub of the home and has sliding doors on to a private balcony. The kitchen with its sleek light grey handless units and white quartz worktops includes a range of integrated appliances.

Externally the property benefits from communal gardens, visitor parking and a private allocated parking space.

## Leasehold

Length of lease- 999 years from and including 1 January 2019

Ground rent £196.50 per annum Service charge £1,338.05 per annum

Council Tax Band- C



















