



County House Monkgate, York YO31 7NS

Offers Over £275,000



Situated in a historic building with stunning views across York's varied landscape, this well-presented two/three-bedroom maisonette apartment offers a unique opportunity. Previously a successful rental property, it could serve as an excellent turnkey investment, especially as properties in this building are eligible for holiday letting. Rare for a location so close to the city centre, the apartment also benefits from an allocated parking space.

Accessed via a secure communal door, the grand entrance hall features sweeping stairs leading up to the apartment. Inside, an internal hallway provides access to a three-piece bathroom. On this level, there is a versatile dining room/bedroom, as well as an open-plan kitchen diner fitted with shaker-style wall and base units. This space is filled with natural light throughout the day, thanks to two large windows that also illuminate the mezzanine level.

Externally, the property includes secure allocated parking. Its convenient location ensures easy access to the city centre and train station on foot.

Grade II listing

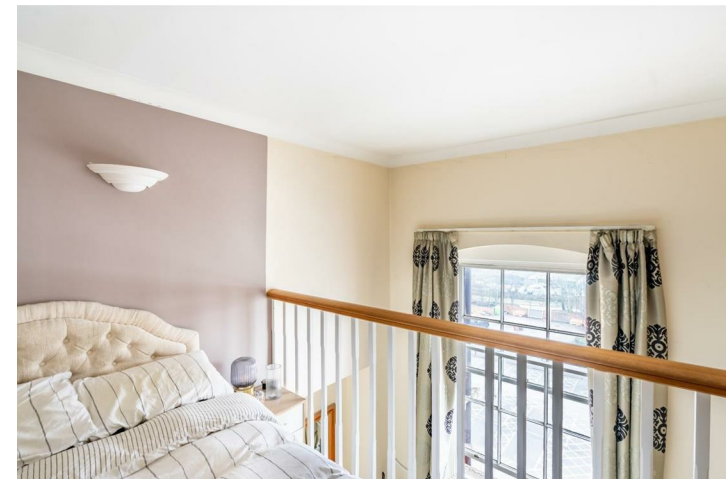
Leasehold

Length of lease- 125 years from 1 December 2007

Ground rent £200 per year (£100 paid 6 monthly)

Service charge £2017.10 per year (£1008.55 paid 6 monthly)

Council Tax Band - C



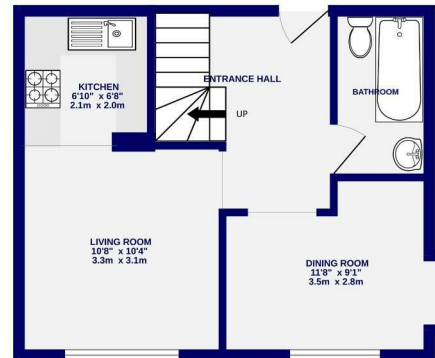


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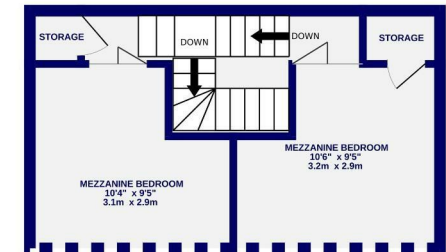
Leasehold
Council Tax Band - C

- Maisonette Apartment
- Two / Three Bedrooms
- Popular Residential Building
- Allocated Parking
- Holiday Lets Permitted
- Central Location
- No Onward Chain
- EPC - E

GROUND FLOOR
367 sq.ft. (34.1 sq.m.) approx.



1ST FLOOR
252 sq.ft. (23.4 sq.m.) approx.



TOTAL FLOOR AREA : 619 sq.ft. (57.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of rooms and any other items are approximate. If included in the plan the garage/porches will 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.
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