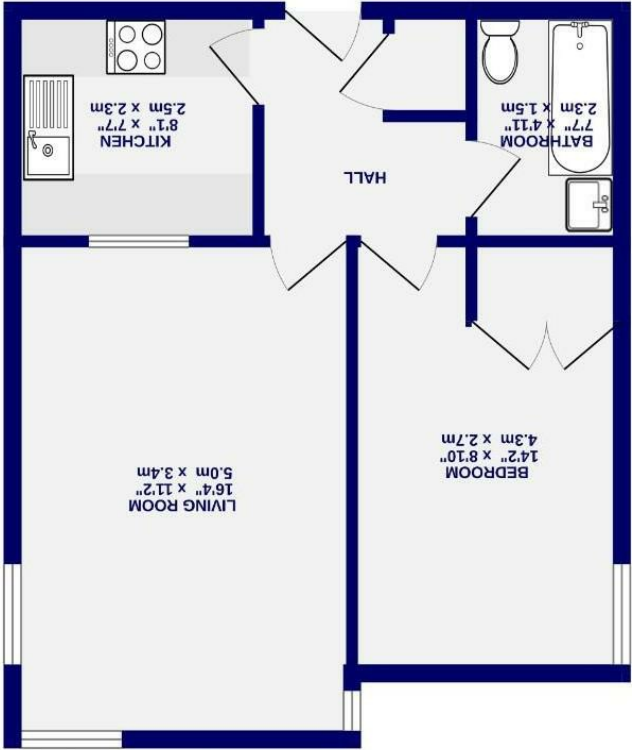




# Skeldergate , York YO1 6DQ

Leasehold  
Council Tax Band - C

- No Onward Chain
- Views Of River Ouse
- One Bedroom Apartment
- Modern Kitchen & Bathroom
- Allocated Underground Parking
- Electric Fire Place In Living Room
- City Centre Location
- Share Of Freehold
- EPC - tbc



1ST FLOOR  
458 sq.ft. (42.6 sq.m.) approx.

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Skeldergate  
, York  
YO1 6DQ

£240,000



A beautifully presented, one bedroom apartment with a secure underground parking space. Situated within the exclusive Emperors Wharf development in the heart of the city centre.

This luxurious one bedroom apartment presents a wonderful opportunity to purchase a ready to move into home with views over the River Ouse, perfect for an owner occupier or to enjoy as a city centre bolt hole.

Positioned on the first floor of the exclusive Emperors Wharf development on Skeldergate, within the heart of York. It is conveniently placed along the riverside, just a short stroll of all the amenities that the city centre has to offer. Bishopthorpe Road's Independent cafes and restaurants are also moments away, together with train station being within easy walking distance.

The property has been beautifully maintained by the current owners including the stunning kitchen featuring a range of modern base and wall units. There are integral appliances including electric hob with pull out extractor hood, oven, dishwasher, fridge, with freezer compartment, and a washer dryer. The living space has triple aspect windows flooding the space with natural light and provides ample room.

Completing the living accommodation is a double bedroom, with a generous, integral double wardrobe and a fully tiled house bathroom with newly fitted shower over bath. The full floor to ceilings windows look directly overly the river from both the bedroom and the living room.

The property benefits from a secure residents underground allocated parking space, accessed with remote controlled gates with a lift leading directly up to the first floor of the building.

Offered with no onward chain and a share of the freehold, viewing is highly recommended.

Leasehold  
Length of lease - 973 years remaining  
Ground rent £0  
Service Charge- £2,221 per annum

Council Tax Band- C

