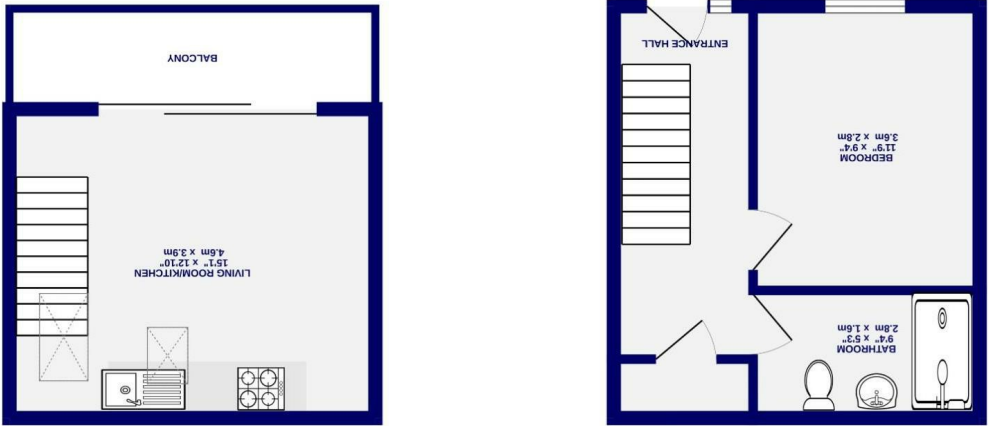


Blossom Street
, York
YO24 1AJ

- Leasehold
Council Tax Band - New Build
- First and Second Floor Duplex Apartment
 - Modern Eco Friendly Apartment
 - Air Source Heat Pump
 - New Build Apartment
 - Views of York Walls
 - A Short Walk from York Railway Station
 - EPC TBC



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 importance to you, please contact the office and we would be pleased to check the information. We have not tested any services, appliances, equipment or facilities and nothing in these particulars should be deemed to be a statement that they are in good working order, or that the property is in good structural condition or otherwise. Any areas, measurements, 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 property on behalf of the vendor.

Blossom Street
, York
YO24 1AJ

£260,000



A newly built duplex one bedroom apartment, discreetly tucked away behind a charming listed property on Blossom Street and accessed via a gated archway. The property benefits from a non-restrictive lease, allowing owners the flexibility to let the apartment for both long-term and short-term rentals.

Ideally located on Blossom Street, this highly desirable city centre address offers views of the historic Micklegate Bar walls and provides convenient access to local amenities, York City Centre, and York Railway Station, all within walking distance.

Entering the development through the elegant coach archway with secure communal gates, the front door is accessed via a gantry overlooking the communal garden. The ground floor comprises a welcoming entrance hallway leading to a spacious double bedroom and a modern bathroom featuring a walk-in shower and marble-effect tiles. On the first floor, an impressive open-plan kitchen, dining, and lounge area boasts a vaulted ceiling with Velux windows, creating a bright and airy space. The room opens onto a private first-floor balcony, ideal for relaxing or entertaining. The sleek grey kitchen is equipped with integrated appliances and finished to a high standard with luxury fittings.

Externally, the property includes access to a communal garden and a bin store.

Lease Length: 999 years from 2025
Ground Rent: £0
Service Charge: Approximately £2.25 per sqft - £1014.75

