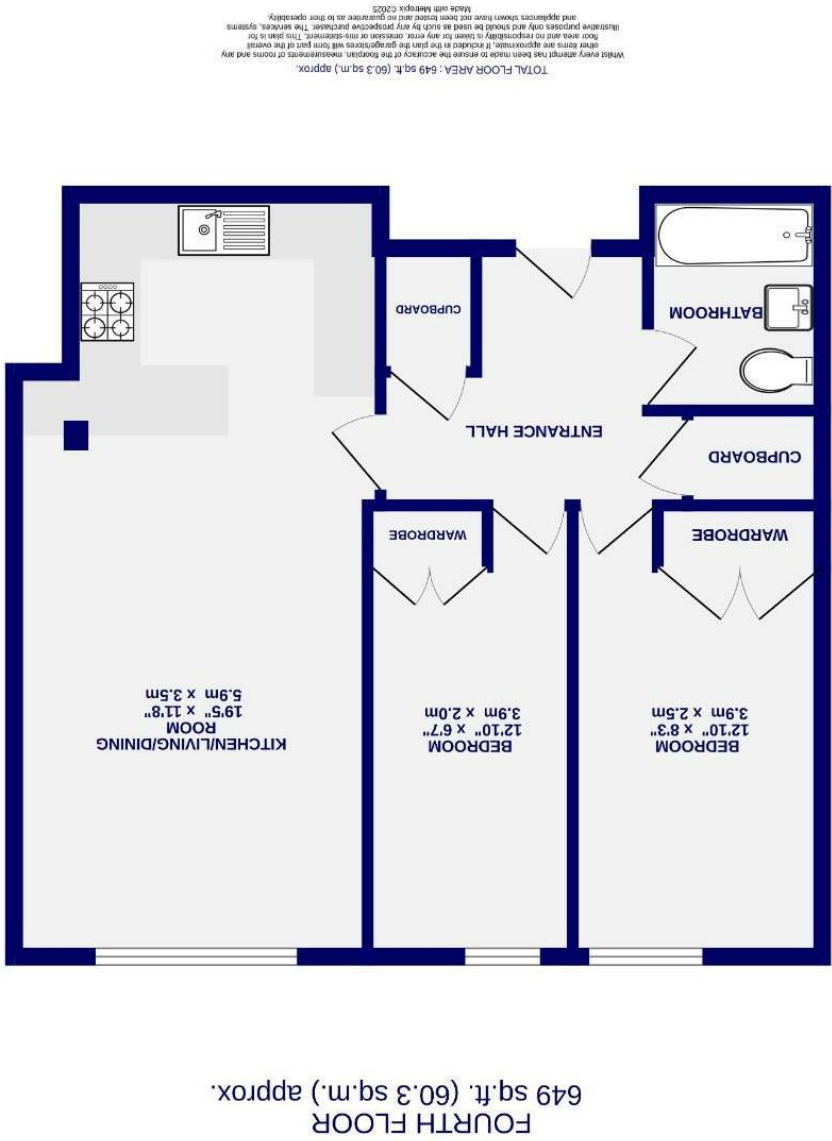


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- EPC C
- No Onward Chain
- Well Presented Throughout
- Allocated Parking
- Popular Residential Development
- Open Plan Kitchen Living Diner
- Two Bedrooms
- City Centre Apartment

Leasehold  
Council Tax Band - D

## Rowntree Wharf, Navigation Road, YO1-9XA





Rowntree Wharf  
Navigation Road, York  
YO1 9XA

£210,000

2 1

Ashtons Estate Agents are delighted to offer this rare opportunity to own a beautiful city centre flat in this iconic building , which is 'probably York's best industrial building' - be part of York's rich chocolate heritage. Rowntree Wharf, a former Flour Mill thought to be one of the largest in Europe, is now home to spacious apartments enjoying a prime position.

This property is ideally placed for access into the historic city centre, with a 2 minute walk from the popular shops, restaurants, pubs and cafes York has to offer but also benefits a tranquil riverside living.

Set on the fourth floor, with lift access, the accommodation briefly comprises; entrance hallway, generous and open plan kitchen reception space with ample room for a range of furniture, and an upgraded a kitchen set behind. Offering open plan living, this room is bathed in natural light due to the large window looking out.

There are two well proportioned rooms, and a modernised three piece shower suite.

The property also benefits from a bike store and a secure multi-storey covered allocated parking space; a rare find in such a position. Offered with no onward chain, early viewing is highly recommended to appreciate all that is on offer.

Grade II listed.

Leasehold  
Length of lease- 90 years remaining  
Ground rent- Peppercorn  
Ground rent review period- Fixed  
Service charge- £4,265 per annum

Council Tax Band- D

