



Ashtons

Pound Lane, City Centre, York, YO1 7PB

Pound Lane
City Centre, York
YO1 7PB

£170,000



A superb one bedroom apartment presented in immaculate condition and forming part of the highly regarded Hungate development in the heart of York city centre.

This contemporary apartment offers stylish and well planned accommodation with high quality fixtures and fittings throughout. The open plan living dining kitchen is flooded with natural light via large windows and enjoys direct access onto a private balcony overlooking the beautifully maintained communal gardens. The kitchen is finished to a high standard with sleek modern units and a range of built in appliances including fridge freezer and dishwasher.

The bedroom is well proportioned and tastefully decorated in neutral tones, creating a calm and comfortable space. The bathroom is a particular feature of the apartment, fitted with a modern suite and a generous double walk in shower.

Additional benefits include lift access, immaculate communal areas and a prime city centre location with shops, restaurants, cafes and York railway station all within easy walking distance. Offered with no onward chain, ready to move into, this apartment would suit a first time buyer or investment purchaser seeking low maintenance luxury living in a central location.

Early viewing is highly recommended.

Leasehold
Length of lease- 991 years remaining
Ground rent - £300 per annum
Ground rent review period- Fixed
Service Charge- £1,339.56 per annum

Council Tax Band- B





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Leasehold
Council Tax Band - B

- Third Floor
- One Bedroom
- Apartment
- With A Balcony
- No Onward Chain
- Modern Kitchen and Bathroom
- EPC B

THIRD FLOOR



TOTAL FLOOR AREA: 474sq.ft. (44.0 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, the garage/stores will form part of the overall floor area. Measurements taken for any rooms or areas are not exact and are given for illustrative purposes only and should be used as such by any prospective purchaser. The service and systems and appliances shown have not been tested and no guarantee as to their operability.

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