



Nunthorpe Road, York

£325,000

Stephensons
estate agents & chartered surveyors

stephensons4property.co.uk

S

Est. 1871

Nunthorpe Road, York YO23 1BQ

£325,000

A period terrace in the extremely popular South Bank area of York, which has been converted into two stylish one bedroom flats, currently generating a gross rent of £20,400 per annum. Offering the chance to convert back into a beautiful home in a sought-after area of York or offering a wonderful opportunity for investment, the property is sold with no onward chain.

The property is entered via a solid wood panelled front door into a communal entrance hall with doors leading into each apartment.

Ground Floor Apartment

The ground floor apartment is accessed via a solid wooden door, which in turn, opens into internal hall with door leading off to the main reception room. Sitting to the front elevation, the reception space benefits from a large bay window as well as a range of original features. To the rear elevation is a large double bedroom with large uPVC double glazed window looking over the rear courtyard garden. To the back of the property is a well presented galley kitchen, benefiting from a range of wall and base units with ample space for appliances. Finally, the house bathroom briefly comprises of a panelled bath with shower over, pedestal wash basin and a low flush W.C. Crucially, the ground floor apartment also benefits from access to a rear courtyard garden and brick built storage shed.

First Floor Apartment

The first floor apartment is accessed through a solid wood door leading to a staircase to the first floor. Leading to an





internal landing with doors leading off to all the apartment's accommodation. To the front elevation is the kitchen/living area which is well proportioned and benefits from a range of wall and base units, and two large double glazed windows. The landing further accesses a well proportioned double bedroom with window overlooking the rear courtyard. Completing the accommodation is a stylish shower room, comprising a large walk-in shower, pedestal wash basin, and low flush W.C.

The property can be offered with tenants in situ and sold with the freehold title, with a gross yield in the region 6%.



Partners:

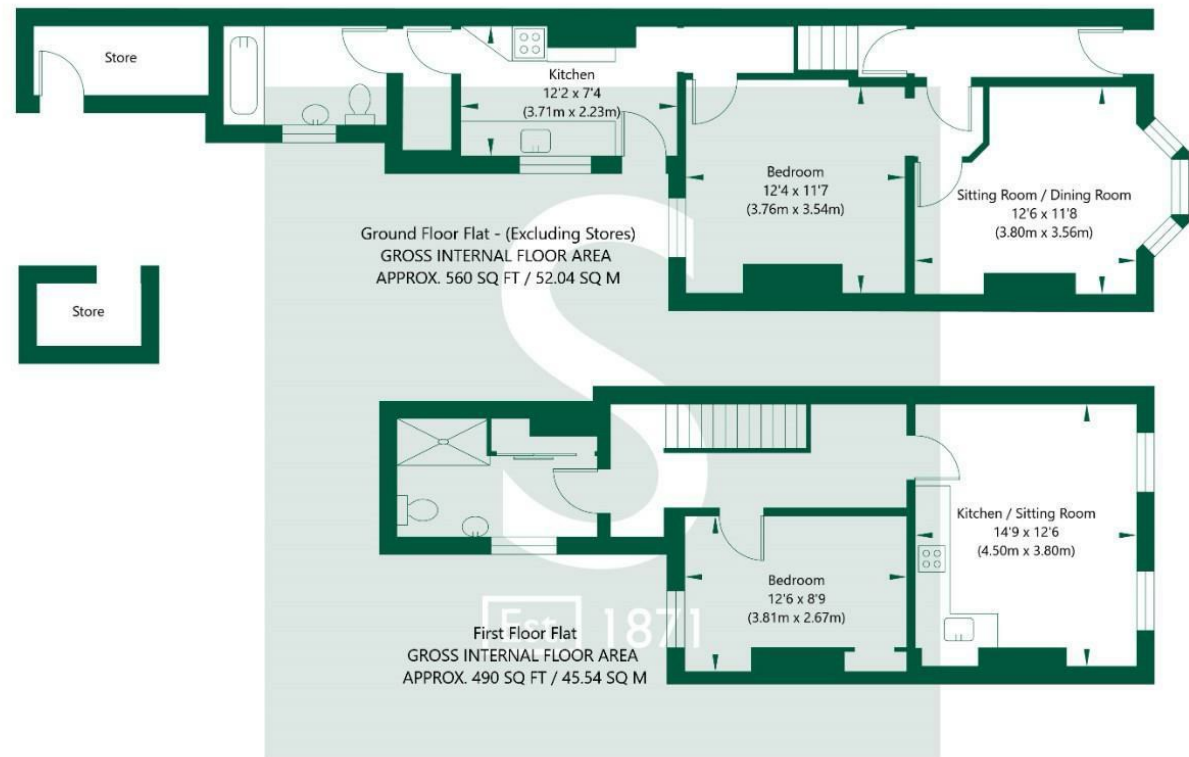
J F Stephenson MA (Cantab) FRICS FAAV
I E Reynolds BSc (Est Man) FRICS
R E F Stephenson BSc (Est Man) MRICS FAAV
N J C Kay BA (Hons) pg. dip MRICS
O J Newby FNAEA
J E Reynolds BA (Hons) MRICS
R L Cordingley BSc FRICS FAAV
J C Drewniak BA (Hons)
E G Newby MRICS
T Brooks MNAEA

Associate Partners:

N Lawrence
I Jarvis MNAEA

York: 01904 625533
Boroughbridge: 01423 324324
Easingwold: 01347 821145
Selby: 01757 706707
Haxby: 01904 809900

Nunthorpe Road, York, YO23 1BQ



NOT TO SCALE - FOR ILLUSTRATIVE PURPOSES ONLY
APPROXIMATE GROSS INTERNAL FLOOR AREA 1050 SQ FT / 97.58 SQ M - (Excluding Stores)
All measurements and fixtures including doors and windows are approximate and should be independently verified.
www.exposurepropertymarketing.com © 2026

