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# 501 THE RESIDENCE • BISHOPTHORPE ROAD • YORK











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OnTheMarket

PRS Property Redress Scheme

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# 501 THE RESIDENCE

Bishopthorpe Road, York YO23 1FF

York city centre 1.5 miles • York Ring Road/A64 3 miles

**Outstanding duplex penthouse apartment in an historic building next to York Racecourse**

Entrance hall • powder room/wc • drawing room • dining room • kitchen
Bedroom suite 1 with bathroom
Bedroom suite 2 with bathroom
Bedroom suite 3 with bathroom and dressing area

Private south-facing terraced balcony
Private north-facing terraced balcony

Communal garden

For Sale long leasehold

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Apartment 501 The Residence is a paragon of high-end contemporary living within an historic Grade II listed building. This three-bedroom duplex apartment is arranged over the fourth and fifth floors and offers refined and sophisticated interiors that feature an open plan living space with top floor terraced balconies at either end, each with far-reaching views, one towards York Minster and the other towards York Racecourse.

The building dates from the 1920s and, along with its iconic clock tower, once formed part of the celebrated confectionary factory. Its impressive buildings were converted in 2015 and No. 501 has had just one owner since that time. A five-year project in conjunction with Peter Thompson of York has created a luxurious and entirely bespoke apartment. It is offered for sale with no onward chain.

- No expense spared duplex penthouse apartment
- High luxury, high spec, high tech
- Large, private balconied terraces on each side offering outstanding views of York Minster and York Racecourse
- 3-bedrooms/3-bathrooms
- Air- conditioning to open plan living space
- 2 allocated, secure parking spaces
- Lift access to the fourth and fifth floor
- Concierge service and impressive pillared atrium
- Short stroll to York Racecourse via a private gated entrance
- York Railway Station within easy driving/ comfortable walking distance

The entire apartment has been refurbished to a specification rarely seen with a cohesive design throughout both floors. The detail is too numerous to mention (specification list available on request) but, suffice to say, it includes black walnut cabinetry, bathrooms with Lusso Stone Arabescato marble basins, Samuel Heath hardware and bookmatched Porcelanosa Urbatek tiled walls and floors, a Witt and Berg roll top copper bath, bespoke bedroom furniture with dedicated shoe storage, Amtico flooring throughout with high performance sound reduction backing, and an entirely bespoke curved staircase with hand-carved black walnut handrail and treads along with a Parisian balustrade.

The handmade kitchen by Peter Thompson of York features Super White quartz worksurfaces, a 3-Flex Quooker tap, Gaggenau integrated appliances, an island unit with a frameless induction hob and down draft extractor. In the living room, the integral curved black walnut dining booth features Bentley white leather curved seating and a black walnut dining table with inset Super White quartz revolving centre.

The open plan living space on the top floor of this apartment is impressive and has air-conditioning throughout; when the drawing room and kitchen doors are fully open to both terraces the inside/ outside entertaining space extends over 56 ft.

## Outside

As one of only a handful of penthouse apartments in the development, No. 501 has substantial private terraced balconies both to north and south elevations. Together they total 414 sq ft (38.5 sq m); both have been upgraded with porcelain floor tiles and offer significant outside space and opportunities for relaxing, dining and entertaining.

Located in the centre of the building, the north terrace has a living wall installation and an outlook towards the iconic clock tower and the historic city of York including a direct view of York Minster. Completely enclosed with a gate, it has two access points from the kitchen and principal bedroom, with generous dimensions of 32 ft (10 metres) x 6.5 ft (2 metres).

The south terrace is completely enclosed and overlooks the racecourse, also boasting 180-degree, far-reaching, uninterrupted views across open countryside. Its generous dimensions of 21 ft (6.5m) x 8 ft (2.5 metres) allows ample space for al fresco dining.

There are landscaped gardens for communal use, which include the Peace Garden.

The two allocated private car parking spaces are closely situated to the building entrance in a privately patrolled car park on the south side of the building. Guest parking permits are available.

## Environs

Within an easy stroll of the apartment is a restaurant, bar and deli – The Old Liquor Store. Half a mile away, the celebrated Bishopthorpe Road offers a range of independent amenities on and even has a dedicated website www.bishyroad.net. A bus stop is located directly outside The Residence entrance together with electric scooters and bikes for hire nearby. The railway station is easily accessible by car or on foot and offers regular services to major cities including Manchester, Edinburgh and London with some journeys taking less than two hours to Kings Cross. Green open spaces are easily accessible on foot, including the Knavesmire, Rowntree Park, the Millenium bridge and riverside walks. There is a dedicated cycle path into York city centre. The Residence is conveniently located for the motorway network, the A64, A19 as well as the city centre.









**Tenure:** Tenure: Leasehold - 250 years from 1st January 2016. Lease permits pets.

**Ground rent:** £250 per year split into 2 payments

**Service Charge:** circa £6,564.51

**Council Tax Band:** G

**EPC Rating:** Exempt as within a Grade II listed building

**Services & Systems:** Mains electricity, water, drainage. Evinox Boiler. Broadband and CAT 5 distribution

**Fixtures & Fittings:** Only those mentioned in these sales particulars are included in the sale. All others, such as fitted carpets, curtains, light fittings, garden ornaments etc., are specifically excluded but may be made available by separate negotiation.

**Local Authority:** City of York council www.york.gov.uk

**Directions:** ///recall.super.salon

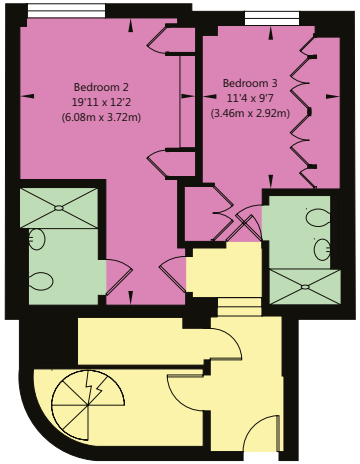
**Viewing:** Strictly by appointment

**Money Laundering Regulations:** Prior to a sale being agreed, prospective purchasers are required to produce identification documents in order to comply with Money Laundering regulations. Your co-operation with this is appreciated and will assist with the smooth progression of the sale.

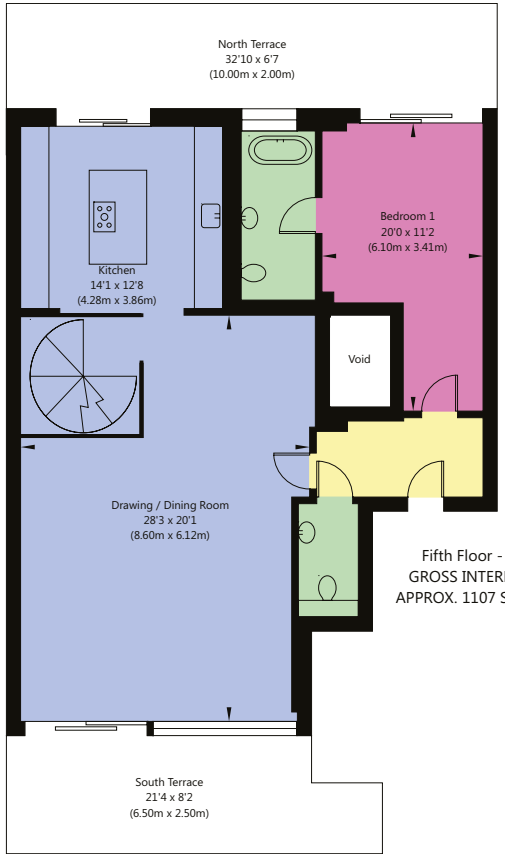
# 501 The Residence, Bishopthorpe Road, York YO23 1FF

**Approximate Gross Internal Floor Area** 1711 SQ FT / 158.98 SQ M - (Excluding Void)
**Approximate Gross External Floor Area** 414 SQ FT/ 38.50SQ M

For identification only. Not to scale. All Measurements and fixtures including doors and windows are approximate and should be independently verified.




Fourth Floor
GROSS INTERNAL FLOOR AREA
APPROX. 604 SQ FT / 56.12 SQ M




Fifth Floor - (Excluding Void)
GROSS INTERNAL FLOOR AREA
APPROX. 1107 SQ FT / 102.86 SQ M



**Important notice** 1. No description or information given about the property or its value, whether written or verbal or whether or not in these Particulars ("Information") may be relied upon as a statement or representation of fact. Neither Blenkin & Co nor its Joint Agents have any authority to make any representation and accordingly any Information given is entirely without responsibility on the part of Blenkin & Co or the seller/lessor. 2. Any photographs (and artists' impressions) show only certain parts of the property at the time they were taken. Any areas, measurements or distances given are approximate only. 3. Any reference to alterations to, or use of any part of the property is not a statement that any necessary planning, building regulations or other consent has been obtained. These matters must be verified by any intending buyer/lessee. 4. Any buyer/lessee must satisfy himself by inspection or otherwise as to the correctness of any Information given. **NB:** Google map images may neither be current nor a true representation. **Photographs, particular and showreel:** November 2026. Brochure by wordperfectprint.com









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