HUNTERS®

HERE TO GET *you* THERE



# Matthew Hatton Court

## Easingwold, York, YO61 3GS

## £750 Per Calendar Month

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This small development of apartments was built in 2018 and is located in the market town of Easingwold which offers a variety of local amenities as well as fantastic access to the A19. The apartment is located on the first floor and the accommodation offers an entrance hall with storage cupboard, bathroom with shower over bath, double bedroom and the heart of the property is an open plan kitchen / living room offering contemporary living space. The apartment has a modern finish throughout and comes with an allocated parking space, two visitor parking spaces and a covered bicycle storage area. Available 1st December on an un-furnished basis. EPC Rating B, Council Tax band B.

Agents note:
Please be aware the photographs in the advert are from another flat within the same building.







Easingwold
Easingwold is a delightful Georgian market town, full of character and charm, renowned for its independent shops and welcoming community. Just a short drive from York, it benefits from excellent transport links, including regular bus services from the Market Place.

The town offers a fantastic choice of places to eat, from cosy cafés and traditional pubs in the Market Place to well-regarded pub restaurants in the surrounding villages. Every Friday, the Market Place comes alive with a bustling weekly market offering fresh local produce and more.

Shopping in Easingwold is a pleasure, with a variety of friendly independent stores offering everything from clothing to handmade crafts. Everyday essentials are close at hand too, with a Co-Op and Morrisons Local serving the area.

Nature lovers and outdoor enthusiasts will appreciate the nearby Hambleton Hills—perfect for cycling—and Millfields Park, which features, a skate park, and a popular weekly parkrun.

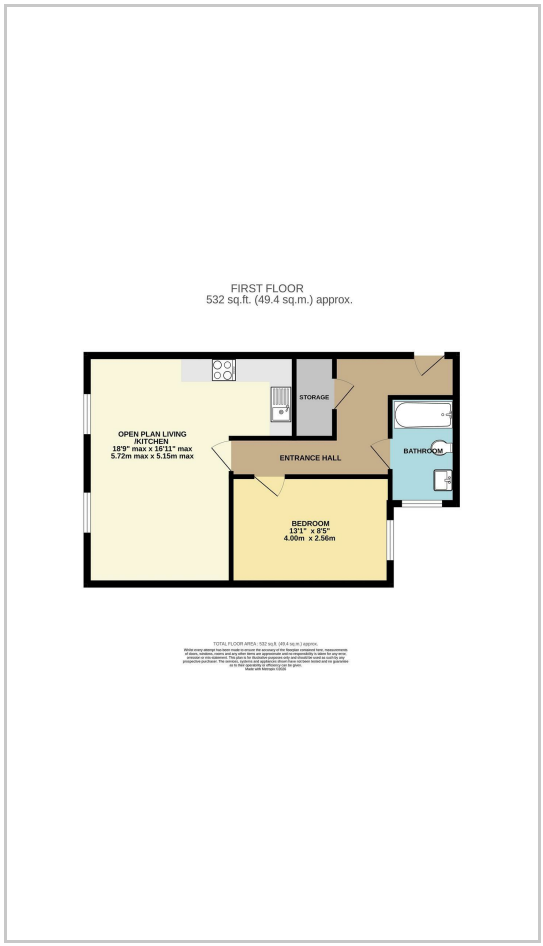
Families benefit from excellent local schools, including several well-regarded primary schools and a secondary school recently rated Outstanding by Ofsted.

Disclaimer.
These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

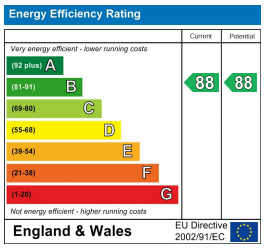
## Area Map

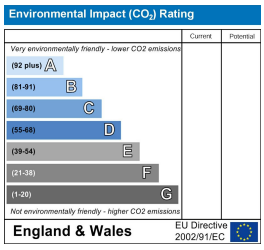



## Floor Plans




## Energy Efficiency Graph




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