

linkagency



70, The Old Sidings, St John's Court, Goole, DN14 6FR
£750 Per Month



- Exceptionally spacious living
- Highly energy efficient with sound insulation
- Outside garden space
- CCTV and alarms
- Junction 36 of M62 5 minutes away
- Open plan lounge and kitchen space
- Parking with EV podpoint
- Under floor heating
- Close to railway station (250m)
- Suit professional persons



Description

Spacious two bedroom apartment, in a new development, tucked into a quiet corner, close to the centre of Goole. Built with the future in mind down to every detail. Insulated throughout to standards beyond minimal requirement. Wild flower garden can be enjoyed by all occupants and has outdoor furniture as well as diving trellis to allow privacy. Occupants benefit from the added security of CCTV. Gas central heating.

The property briefly comprises; entrance hall with storage cupboards, open-plan lounge and kitchen with high gloss units, integrated oven, gas hob and extractor plus space for white goods, two good size bedrooms and modern bathroom with wash basin, WC and bath with overhead shower.

The development has allocated parking bays for residents.

A holding deposit of £173.00 is payable on application.

Please register your interest to view the property via the tenant registration form on our website.



Council Tax Band: A

Tenure:

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	85	85
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	



Viewing

Please contact our office on 01405 768401 to arrange an appointment.

or email: enquiries@linkagency.co.uk

Link Agency, 93 Pasture Road, Goole, East Yorkshire, DN14 6BP, 01405 768401

The Particulars are set out as a general outline only for the guidance of intended purchasers, and do not constitute any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.