



Albert Street
York
YO10 4UZ

£210,000



Located just off Walmgate in York, this stylish two-bedroom duplex apartment offers contemporary living in a superb city location. Beautifully presented throughout with a modern and tasteful finish, the property combines generous accommodation with a layout that feels more like a house than an apartment. York city centre, the River Foss and a fantastic selection of independent shops, cafés, restaurants and amenities are all within easy reach.

The property is entered via a welcoming entrance hall from the first-floor walkway. At the heart of the home is an impressive open-plan kitchen, dining and living space, filled with natural light from generous windows. The contemporary kitchen features a stylish range of wall and base units, contrasting worktops and integrated appliances, with ample space for dining.

Flowing seamlessly from the kitchen is the comfortable living area, complemented by attractive wood-effect flooring, neutral décor and useful built-in storage, creating a versatile space ideal for both relaxing and entertaining.

Upstairs are two generous, well-proportioned double bedrooms, both benefiting from excellent natural light. The contemporary bathroom is finished in fresh, neutral tones and features a modern shower enclosure, wash hand basin and WC.

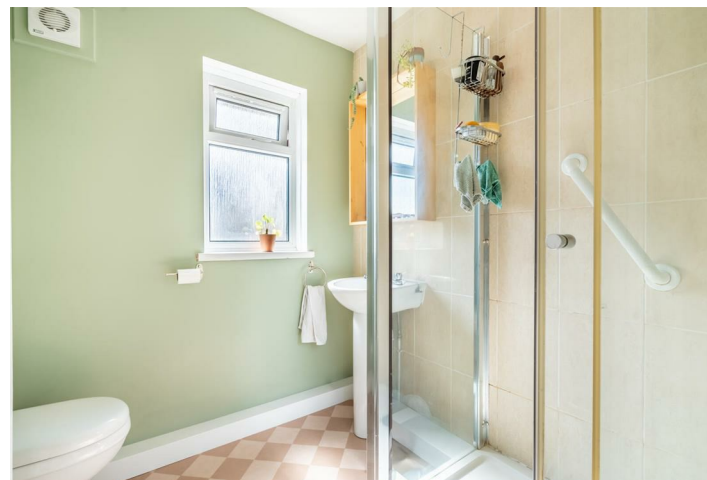
Thoughtfully maintained and beautifully presented throughout, the apartment's duplex layout and generous rooms create a wonderful sense of space. Ideally positioned for city living, this fantastic home is sure to appeal to first-time buyers, professionals and investors alike, and an early viewing is highly recommended.

Leasehold

Length of lease – 88 years remaining

Ground rent – £10 per annum

Service charge – £480 per annum





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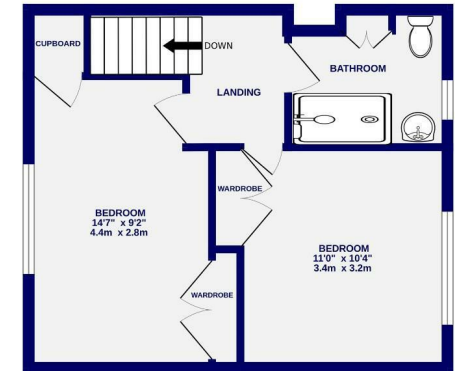
Leasehold
Council Tax Band - B

- Stylish Two-Bedroom Duplex Apartment
- Superb Walmgate City Centre Location
- Beautifully Presented Throughout
- Contemporary Kitchen
- Bright And Spacious Living Dining Room
- Two Generous Double Bedrooms
- Modern Bathroom With Shower
- Stylish Turn Key Home
- EPC C

1ST FLOOR
369 sq.ft. (34.3 sq.m.) approx.



2ND FLOOR
372 sq.ft. (34.6 sq.m.) approx.



TOTAL FLOOR AREA: 742 sq.ft. (68.9 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 in the plan the garage/stores will form part of the overall floor area and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability.
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