

HUDSON  
MOODY

# Durlston Drive Strensall York YO32 5AT

**Rent:** £1,095 PCM  
**Deposit:** £1,263  
**Furnishing:** Unfurnished  
**Council Tax Band:** A  
Available 6th March



- Two double bedrooms
- Conservatory
- Kitchen with white goods
- Quiet residential location
- Council tax band A

- Good sized living room
- Rear Garden
- Bathroom
- Garage
- Available 6th March



Two bedroom terraced house situated in the popular village location of Strensall conveniently located for access to York City Centre and the outer ring road. The property offers accommodation briefly comprising of entrance hallway, living room, fitted kitchen, two double bedrooms, bathroom with shower over bath and conservatory.

The property also benefits from a lawned garden to the rear and separate garage.

Council tax band A

No smokers, pets considered. Available 6th March

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>86</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>	<b>57</b>	
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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



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