



Lawrence Square  
, York  
YO10 3FN

Guide Price £290,000



A unique three bedroom penthouse maisonette with a galleried living room and balcony as well as a spiral staircase from the entrance hall to the upper floors.

There are three large bedrooms as well as a study, with the master bedroom being open to the vaulted ceiling above the living area. There are two bathrooms as well as a cloakroom on the lower floor as well as a separate kitchen.

The arrangement of the accommodation means that the rooms can be used in a variety of ways making this a most versatile property. There is also an allocated car parking space as well as being within a short walk of both the city centre and University.

Leasehold  
Length of lease- 125 years from 1 January 2003  
Ground rent £233.70  
Ground rent review period - Every 5 years  
Service charge £1111.61  
Service charge review period - at the start of every year

Council Tax Band- D

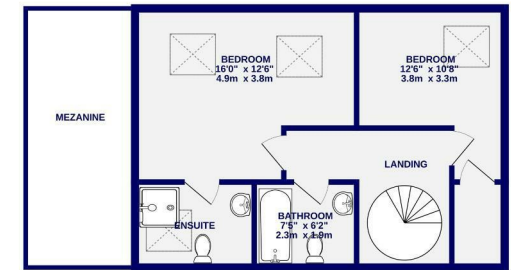
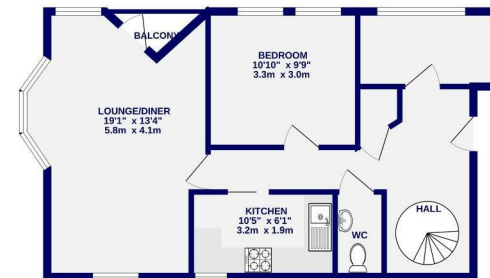




# Lawrence Square , York YO10 3FN

Leasehold  
Council Tax Band - D

- Large Penthouse Maisonette
- 3 Bedrooms & Study
- Open Plan Living Room
- Galleried Master Bedroom
- 2 Bathrooms & Cloakroom
- Allocated Parking
- EPC- D



TOTAL FLOOR AREA: 1094 sq.ft. (101.6 sq.m.) approx.  
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