



Courtney House The Courtneys, Selby YO8 9QR

welcome to

Courtney House The Courtneys, Selby

This first-floor apartment in Courtney House offers two double bedrooms, a bright lounge, separate kitchen, and a bathroom with overhead shower. Set in a prime Selby town centre location with shops and the train station nearby, it also includes an allocated garage.



This well-presented first-floor apartment in Courtney House offers a fantastic opportunity to live in the heart of Selby. Perfectly positioned, it is only a short walk from the town centre's shops, restaurants, and train station, making it an ideal choice for commuters, first-time buyers, or those seeking a reliable rental investment.

The property is accessed via a communal entrance with stairs leading to the first floor. Inside, the apartment features two double bedrooms, both carpeted and positioned to the rear of the building for added peace and privacy. A separate kitchen provides good storage with wall and base units, space for appliances, and practical laminate flooring. The lounge is bright and welcoming, benefiting from windows to both the side and rear which allow natural light to fill the room.

The bathroom includes a bath with overhead shower, wash hand basin, and WC. Externally, the property also benefits from an allocated single garage located to the side of the main building, offering additional storage or secure parking.

Offered at a great price and suiting a working professional, small family, or investor, this apartment is a versatile and appealing home in a prime location. Internal images coming soon.

Entrance Porch

Entrance Hall

Lounge

Kitchen

First Bedroom

Second Bedroom

Bathroom

Parking



view this property online williamhbrown.co.uk/Property/SEL108972



welcome to

Courtney House, The Courtneys

- INTERNAL IMAGES COMING SOON!
- First Floor Apartment.
- Two Double Bedrooms.
- Separate Kitchen and Lounge.
- Single Garage.

Tenure: Leasehold EPC Rating: Awaiting

Council Tax Band: B Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£145,000



Please note the marker reflects the postcode not the actual property

[view this property online](https://www.williamhbrown.co.uk/Property/SEL108972) [williamhbrown.co.uk/Property/SEL108972](https://www.williamhbrown.co.uk/Property/SEL108972)



Property Ref:
SEL108972 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



01757 210040



Selby@williamhbrown.co.uk



52 Gowthorpe, SELBY, North Yorkshire, YO8 4ET



[williamhbrown.co.uk](https://www.williamhbrown.co.uk)