Ashtons

Marygate Lane, City Centre, York, YO30 7BJ

Marygate Lane
City Centre, York
YO30 7BJ

£170,000

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Tucked away in the highly regarded Marygate Lane area, just moments from Bootham and within easy reach of York city centre, this beautifully presented first floor apartment offers an excellent opportunity for those seeking a stylish and low maintenance home in a prime central location.

Recently refurbished throughout, the property has been thoughtfully updated to create a bright and contemporary living space ideal for city living, a pied à terre or an investment purchase.

Accessed via a communal entrance, the apartment is located on the first floor and opens into an entrance hall leading through to the main studio room. This well designed space incorporates fitted wardrobes and a fold up bed, allowing the room to function comfortably as both a living and sleeping area. The modern kitchen is fitted with sleek grey units and offers ample storage and preparation space, complementing the contemporary feel of the apartment.

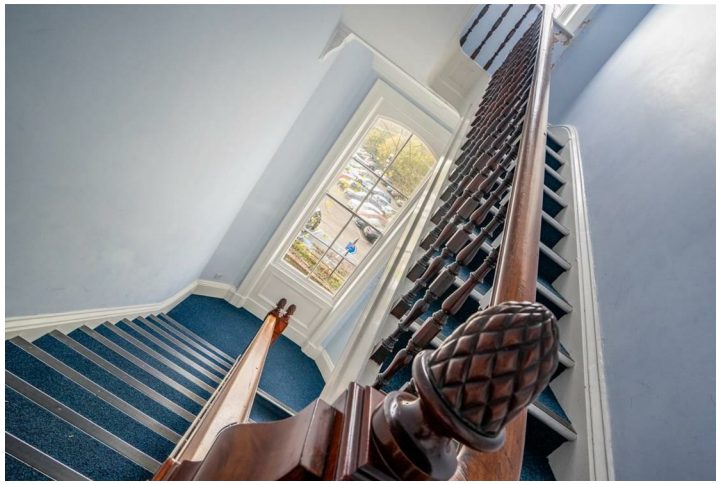
Completing the accommodation is a stylish shower room finished with a modern suite.

Situated within this prestigious and quiet setting just off Bootham, the property enjoys immediate access to York's historic city centre, the railway station, and the many restaurants, cafes and amenities the city has to offer.

Offered with no onward chain, this superbly refurbished apartment is ready for immediate occupation and early viewing is highly recommended.

Leasehold
Length of lease- 979 years remaining
Ground rent - £0
Ground rent review period- n/a
Service Charge- £643.10

Council Tax Band- A



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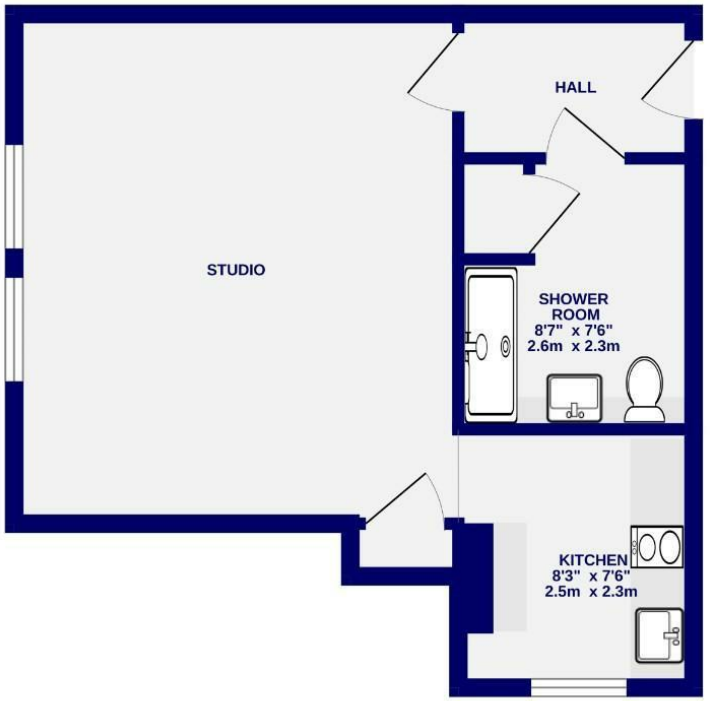
Leasehold
Council Tax Band - A

- Period Studio Apartment
- 1st Floor
- Modern Kitchen
- Modern Fitted Bathroom
- No Onward Chain
- Ideal Investment
- EPC F

1ST FLOOR
391 sq.ft. (36.3 sq.m.) approx.



TOTAL FLOOR AREA : 391 sq.ft. (36.3 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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Ashtons

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