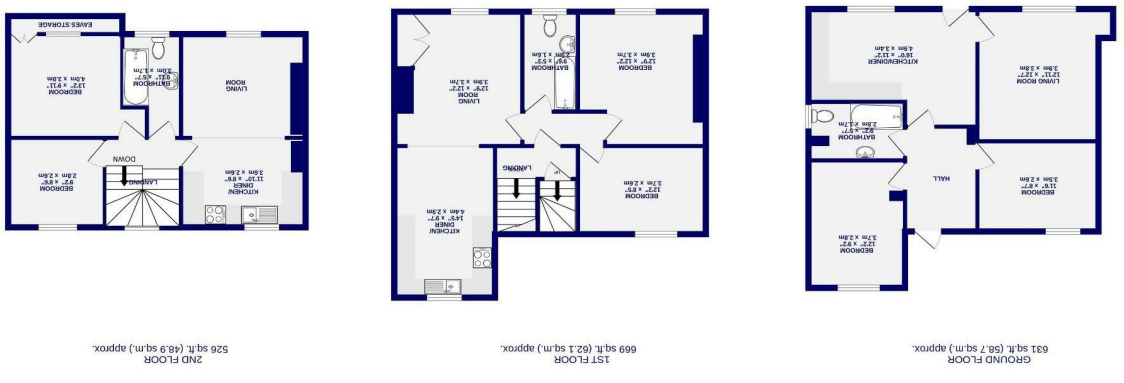


These particulars have been prepared as accurately and as reliably as possible, but should not be relied upon as 'statement of fact', if there is any point which is of particular importance to you, please contact the office and we would be pleased to check the information. We have not tested any services, appliances, equipment or facilities and nothing in these particulars should be deemed to be a statement that they are in good working order, or that the property is in good structural condition or otherwise. Any areas, measurements, floor plans or distances referred to are given as a guide only and are not precise. Purchasers must satisfy themselves by inspection or by otherwise regarding the items mentioned above and as to the correctness of each of the statements contained in these particulars. No person in the employment of Ashtons has any authority to make or give any representation or warranty whatsoever in relation to this property or these particulars nor enter into any contract relating to the property on behalf of the vendor. Please note that some images may have been edited with the use of AI. We are legally required to carry out AML checks for all purchasers, sellers and giftors, which become mandatory once an offer has been accepted. There is a non-refundable fee of £30 + VAT per purchaser and per giftor for these checks.

Front Street Acomb, York YO24 3BR

Freehold
Council Tax Band - A

- Fully Refurbished Freehold Investment
- Block Of Three Apartments
- Ground Floor Private Entrance
- Two Bedrooms Per Apartment
- High Specification Throughout
- Popular And Growing Acomb Location
- Brand New Howdens Kitchens
- Newly Installed Double Glazed Sash Windows
- Potential Yield Of 6%
- EPC C



While every attempt has been made to ensure the accuracy of the floorplan, measurements of rooms and any other areas are approximate. It is advised that the purchaser visit the property and take their own measurements and photographs. This plan is for illustrative purposes only and should not be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee is given as to their operation. Made with Metropix ©2025



Front Street
Acomb, York
YO24 3BR

Offers Over £600,000



Ashtons Estate Agents are delighted to present this fully refurbished block of three immaculate apartments, ideally positioned within the popular and ever-growing area of Acomb. Conveniently located close to a wide range of local amenities including established shops, supermarkets, cafés, bars, and eateries, the property offers an excellent opportunity for investors seeking a high-quality, ready-to-go freehold asset.

The property comprises three well-appointed two-bedroom apartments, with the ground-floor apartment enjoying its own private entrance, an additional versatile reception room, and access to the communal rear yard.

The building has undergone a comprehensive, top-specification refurbishment, carefully retaining its original character and charm while incorporating modern enhancements throughout. Improvements include newly installed double glazed sash windows, completely new electrics, plumbing, and plastering, along with newly fitted bathrooms finished to a high standard and featuring showers over baths. Each apartment benefits from a brand-new Howdens kitchen, complete with new integrated appliances, as well as new carpets and fresh decoration throughout, meaning the apartments are entirely new and ready for immediate occupation.

This exceptional property represents a fantastic investment opportunity, allowing tenants the luxury of being the first to occupy these newly refurbished homes. With a potential yield of approximately 6%, this is a rare opportunity not to be missed.

A selection of rooms have been dressed using AI for illustrative purposes.

Council Tax Band A



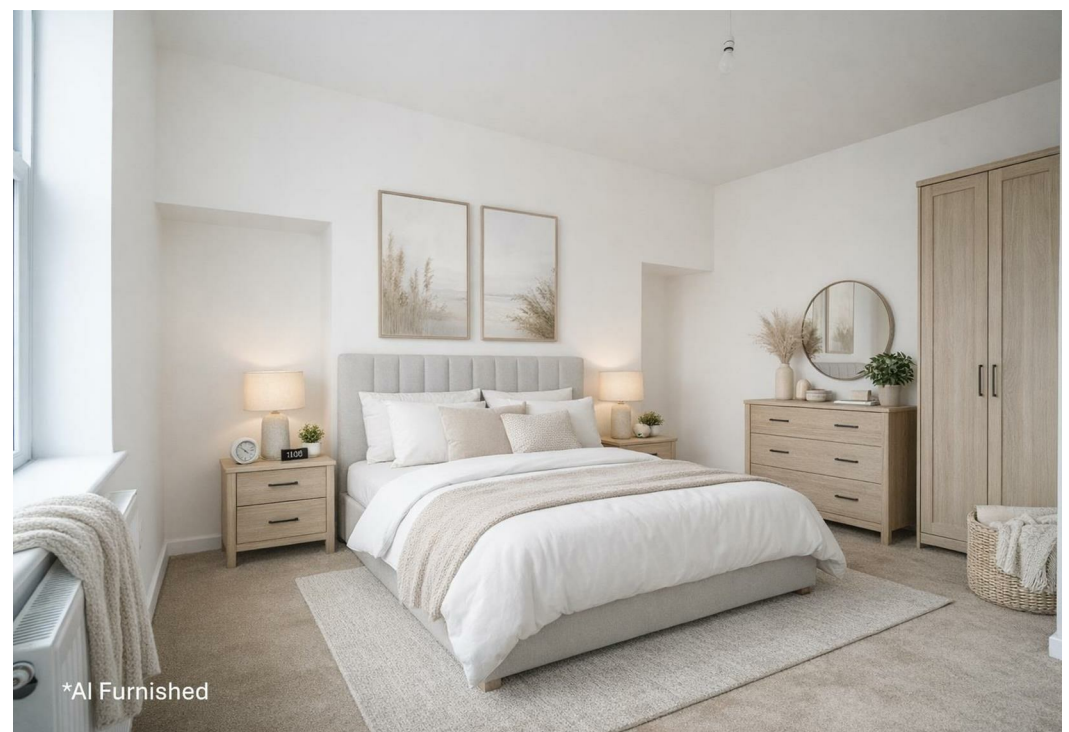
*AI Furnished



*AI FURNISHED



*AI Furnished



*AI Furnished