



## Eldon Terrace York £1,400 Per Month

Stephensons are pleased to offer for rent this recently upgraded three bedroom terraced property. Situated in the heart of the City only a few minutes walk from the bustling City Centre, this newly renovated property is offered for rent unfurnished and available for immediate occupation. An early viewing is strongly advised.

EPC 65 D. NO SMOKERS



## DESCRIPTION

The property is entered via a solid wood panelled front door into a spacious entrance hallway boasting original Victorian tiled flooring with a door giving access to the ground floor and stairs to first floor accommodation.



To the ground floor is a large dual aspect living dining room with glass panelled double doors in the middle allowing it to be split into two rooms where required. To the rear elevation of the room is a uPVC double glazed door giving access out to the rear courtyard. A galley kitchen can be found to the rear of the property, boasting a range of wall and base units, oven with four ringed gas hob, gas central heating boiler and ample space for further appliances.

Accessed from the kitchen is a ground floor bathroom, with panelled bath, wash basin, low flush wc and heated towel rail.



To the first floor are three well proportioned double bedrooms, a first floor wc and separate shower room.

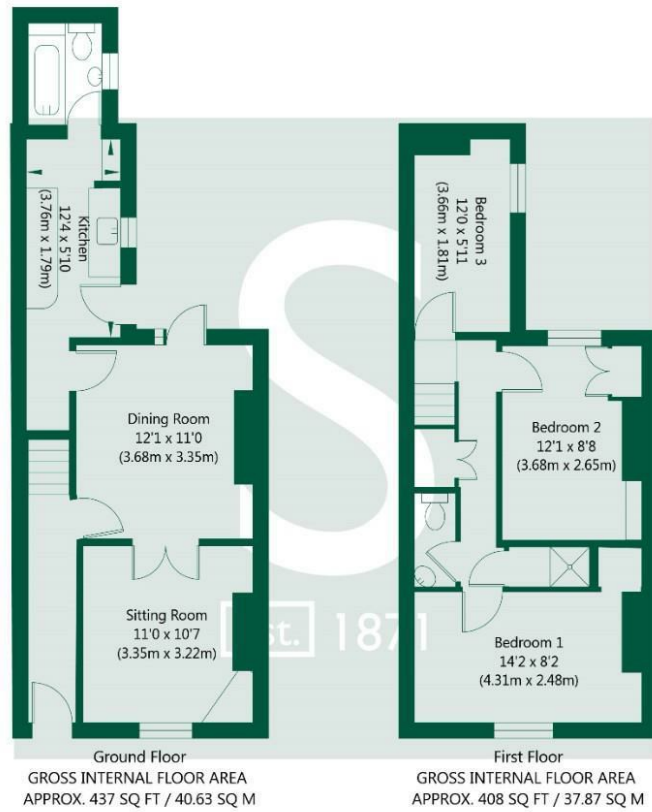
The master bedroom benefits from a built in wardrobe and stylish decorative fireplace, with bedroom two, another double bedroom with built in wardrobe and decorative fireplace. Bedroom three is a smaller double to the rear elevation.

To the outside the property boasts a sizeable rear yard with useful storage shed.

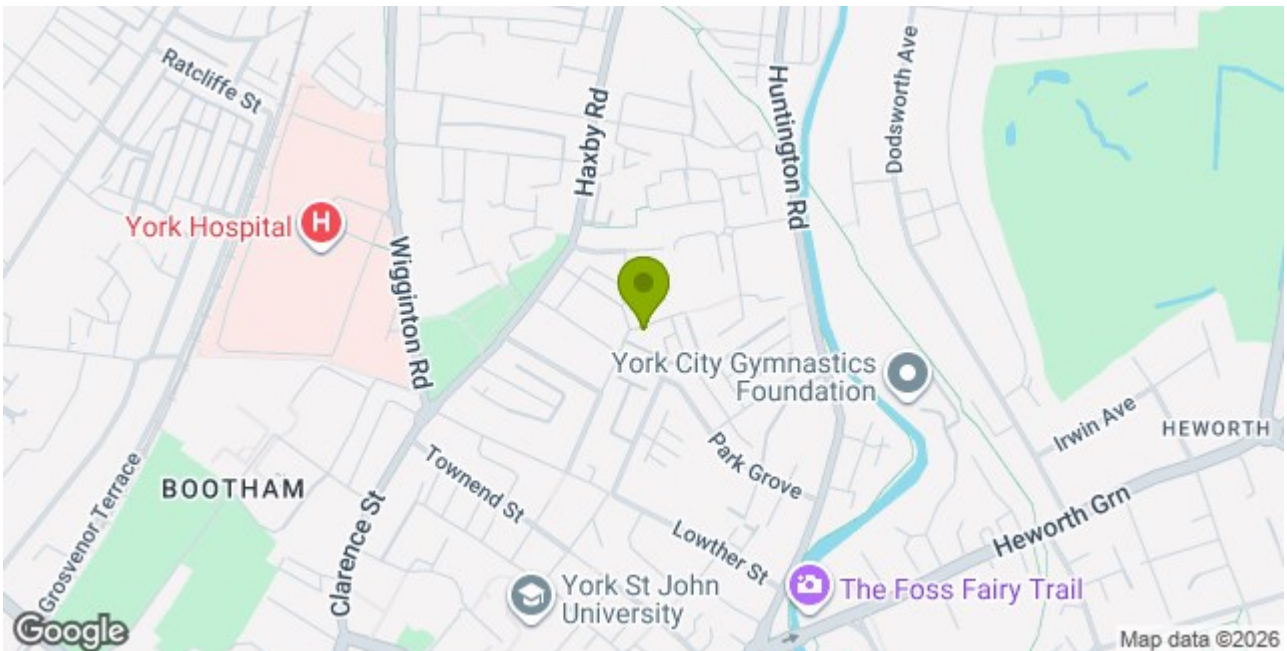
PLEASE NOTE THIS IS \*NOT\* A HMO



Eldon Terrace, York, YO31 8NQ



NOT TO SCALE - FOR ILLUSTRATIVE PURPOSES ONLY  
 APPROXIMATE GROSS INTERNAL FLOOR AREA 845 SQ FT / 78.5 SQ M  
 All Measurements and fixtures including doors and windows are approximate and should be independently verified.  
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**Stephensons**

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