



Amy Johnson Way
Clifton Moor, York
YO30 4ZH

£190,000



Situated within the popular Halo development on Amy Johnson Way, this well-presented two-bedroom apartment enjoys a convenient location, with Clifton Moor Retail Park just a short distance away, offering a wide range of supermarkets, cafés, restaurants, gyms and leisure facilities. The property also provides excellent access to the York outer ring road and regular transport links into York city centre, making it an ideal purchase for first-time buyers, professionals or investors.

Entered via a welcoming entrance hallway, the accommodation leads through to an impressive open-plan kitchen, dining and living area. Featuring high ceilings and two large windows, this wonderful space is flooded with natural light, creating a bright and airy feel. The contemporary kitchen is fitted with a range of sleek wall and base units, integrated appliances and complementary worktops, with ample space for both dining and relaxing.

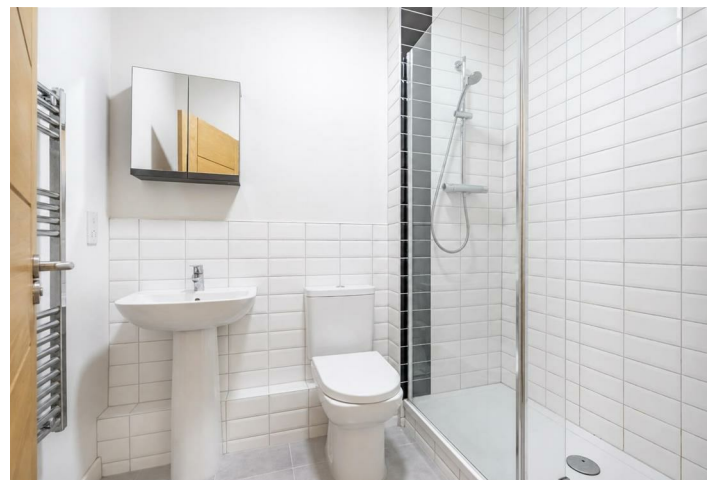
The property offers two bedrooms, including a generous principal bedroom with excellent natural light, alongside a well-proportioned second bedroom, ideal for guests or those working from home. Completing the accommodation is a stylish three-piece bathroom, fitted with a contemporary suite including a good-sized shower and finished with attractive metro-style tiling.

Externally, the property is offered with two allocated parking spaces, a valuable feature that enhances the practicality of this apartment.

Early viewing is highly recommended to appreciate the spacious accommodation, modern finish and excellent location on offer.

Leasehold
Length of lease-
Ground rent - £435.24
Service Charge- £1362.20

Council Tax Band- A



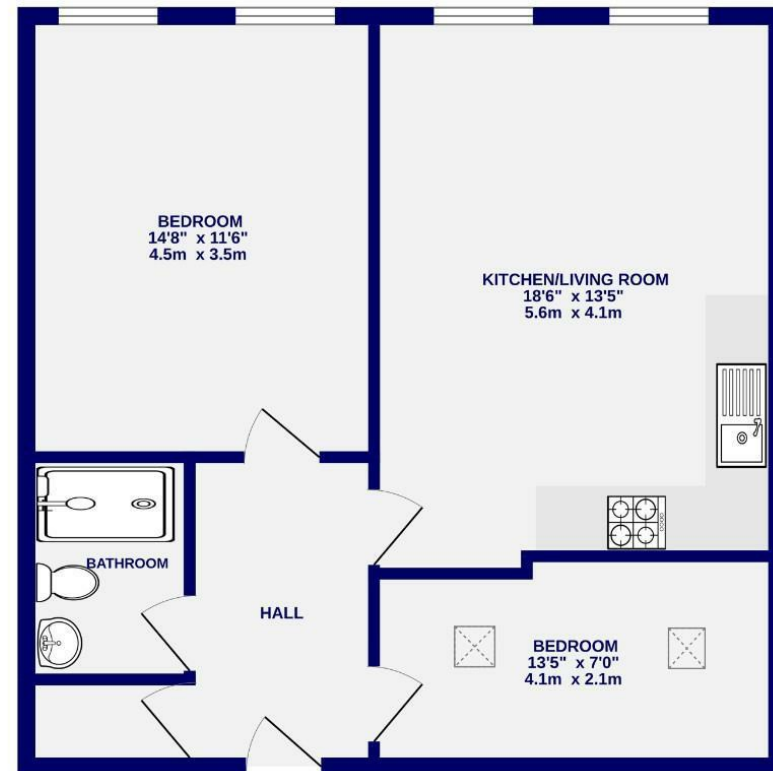


Amy Johnson Way Clifton Moor, York YO30 4ZH

Leasehold
Council Tax Band - A

- Well Presented Two Bedroom Apartment
- Bright Open Plan Kitchen, Dining And Living Area
- Contemporary Kitchen With Integrated Appliances
- Generous Principal Bedroom
- Stylish Three Piece Bathroom
- Two Allocated Parking Spaces
- Conveniently Located
- EPC TBC

FIRST FLOOR
621 sq.ft. (57.7 sq.m.) approx.



TOTAL FLOOR AREA: 621 sq.ft. (57.7 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/shed 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.
Made with Metropix ©2025

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.