

# Rounthwaite **R&W** Woodhead

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**YEW TREE HOUSE PARK STREET, HOVINGHAM, YORK, YO62 4JZ**



**£1,500 PER MONTH**

Also at: 26 Market Place, Kirkbymoorside Tel: (01751) 430034 & Market Place, Pickering Tel: (01751) 472800

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## Description

Yew Tree House is constructed of stone under pantile, and is an attractive four/five bed roomed semi detached house, situated on Park Street in the centre of the picturesque unspoilt village of Hovingham. The property has a garden to the rear with off street parking.

The village of Hovingham lies in beautiful countryside with the Howardian Hills to the south and the Vale of Pickering to the north, beyond which are the North York Moors. Hovingham boasts a good village shop, a bakery, an hotel, a public house, a cafe, a Michelin starred restaurant and is also within easy reach of Malton and Helmsley, both approximately 8 miles away with a bus route, and the City of York some 16 miles away to the south.

## General Information



# Accommodation

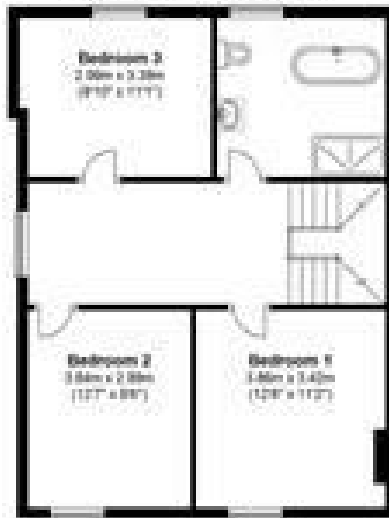
## Ground Floor

Approx. 104.4 sq. metres (1120.7 sq. feet)



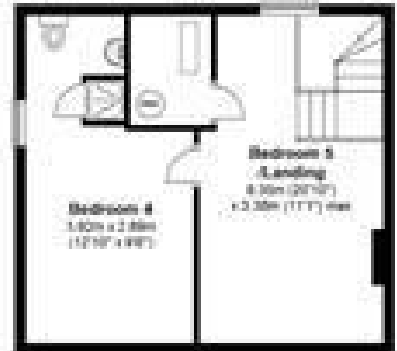
## First Floor

Approx. 104.4 sq. metres (1120.7 sq. feet)



## Second Floor

Approx. 104.4 sq. metres (1120.7 sq. feet)



Total area: approx. 313.2 sq. metres (3372.1 sq. feet)

Yew Tree House, Hovingham

### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
	44	
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

### Environmental Impact (CO<sub>2</sub>) Rating

	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



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Covering Ryedale through offices in Malton, Pickering and Kirkbymoorside

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