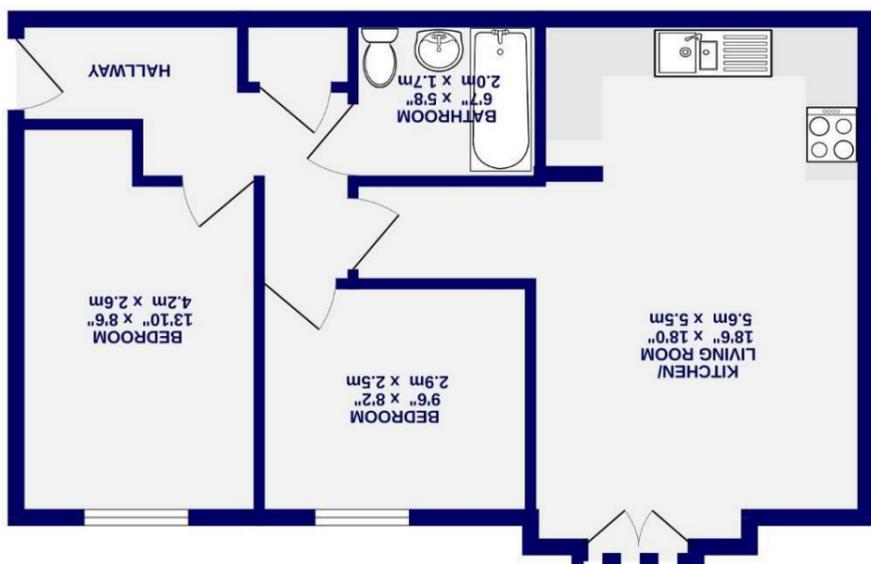


These particulars have been prepared as accurately and as reliably as possible, but should not be relied upon as 'statement of fact'. If there is any point which is of particular importance to you, please contact the office and we would be pleased to check the information. We have not tested any services, 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.

- EPC TBC
 - No Onward Chain
 - Ready To Move Into
 - Ideal First Home Or Investment
 - Close To A Range Of Amenities
 - Convenient Location
 - Two Bedrooms
 - Second Floor Apartment
- Leasehold
Council Tax Band - C

College Court Dringhouses, York YO24 1UG



2ND FLOOR
530 sq.ft. (49.2 sq.m.) approx.



College Court
Dringhouses, York
YO24 1UG

Offers In The Region Of
£190 000



Offered for sale with no onward chain, this well-presented two-bedroom second-floor apartment is set within a popular residential development, conveniently positioned for easy access to York city centre and the ring road. Enjoying a sought-after spot within the development itself, the property is just a short walk from local amenities, shops, cycle routes and pleasant nature walks, making it an ideal choice for both professionals and investors alike.

Accessed via a secure communal entrance, the apartment opens into a welcoming hallway which leads through to a spacious open-plan kitchen, living and dining area. The modern kitchen provides ample storage and a range of integrated appliances, while the living space offers plenty of room for both relaxing and entertaining. French doors open onto a Juliet balcony with far-reaching views, drawing in an abundance of natural light and creating a bright, airy feel throughout.

There are two well-proportioned double bedrooms, both offering comfortable accommodation, along with a contemporary three-piece bathroom suite. A useful storage cupboard off the hallway adds further practicality.

This is a fantastic opportunity to secure a low-maintenance home in a well-connected location, offered with no onward chain for a straightforward move. Early viewing is strongly recommended to fully appreciate the space and setting on offer.

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

Length of lease- 111 years remaining
Ground rent - £192.62
Ground rent review period- n/a
Service Charge- £786.81

Council Tax Band- C

