



Flat 17 Feversham Gate

Wigginton Road, YO31 8HY

£995 pcm



Littlefairs
PROPERTY COMPANY

- 27/04/2026
- WALKING DISTANCE TO YORK HOSPITAL
- PART FURNISHED
- ONE DOUBLE BEDROOM
- OPEN LIVING KITCHEN
- MODERN FITTINGS
- ALLOCATED PARKING
- COUNCIL TAX BAND 'B'

GENERAL SUMMARY

We are pleased to bring to market this well presented one bedroom ground floor apartment next to York district hospital along Wigginton Road. The property briefly comprises of a master bedroom, modern bathroom with mains shower over bath, wash hand basin and WC, with an open plan kitchen/living room. The kitchen is well equipped with a range of wall and base units including an electric oven, electric hob and extractor hood along with a built-in washer dryer and under counter fridge with ice box. The property is heated with wall mounted electric heaters and the hot water is served through a water cylinder off the hallway. This really is a great property for a single person or a couple and we welcome anyone who wishes to view the property or discuss the property in further details to contact us at your earliest convenience. Allocated parking available.

TERMS OF TENANCY

The property is available To Let unfurnished, initially on an Assured Shorthold Tenancy for a minimum period of six months. Under the new Renter's Rights Act legislation, from 1st May 2026 all tenancies will be automatically converted onto Assured Periodic Tenancies until either party give notice. Tenants will have security of tenure for the first twelve months, so long as they are not in breach of their agreement. An 'information sheet' is to be made available through the UK government from January 2026 and will be circulated to all tenants. A Security Deposit of £1,145 will be payable for this tenancy.

VIEWING ARRANGEMENTS

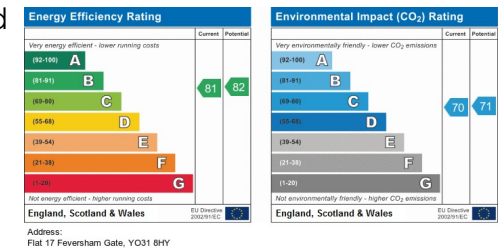
Strictly by appointment only with the Letting Agents, Littlefairs Property Company. Please contact our office on 01904 393989 to arrange a viewing or visit our website at LittlefairsPropertyCompany.co.uk

ADDITIONAL INFORMATION

The Tenant will be responsible for the costs of Electricity, Water and Sewerage Charges and Council Tax. Before your application can be fully considered, you will need to pay a holding deposit equivalent to one weeks' rent for the property you are interested in. On request, we will provide full documentation explaining what happens to that holding deposit and the circumstances in which the deposit will / will not be refunded.

DIRECTIONS

As you enter York along long the B1363 from the outer Ring Road, you'll go over a level crossing and pass Cargill Cocoa on your left hand side. At the next set of traffic lights head straight across and turn right onto Feversham Crescent. At the end of the road, turn right again on Murrough Wilson Place and Feversham Gate is on your right hand side.



T: 01904 393989

E: info@LittlefairsPropertyCompany.co.uk

W: LittlefairsPropertyCompany.co.uk

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements