

HUDSON
MOODY

Mill Mount York YO24 1BG

Rent: £2,300 PCM

Deposit: £2,653

Furnishing: Furnished

Council Tax Band: G

Available 30th September



- Penthouse Apartment
- Impressive Living Room
- Master Bedroom with En-Suite Shower Room
- Immaculate House Bathroom
- Council tax band G

- Furnished
- Separate Formal Dining Room Leading into the Fitted Kitchen
- Two Further Bedrooms
- Off Road Parking and Extensive Communal Gardens
- Available 30th September



An impressive furnished PENTHOUSE APARTMENT situated within a superb PERIOD PROPERTY surrounded by PRIVATE GARDENS in the centre of York. The property is set in private communal gardens a little off Tadcaster Road and offers easy access to the city centre, railway station and the A64 serving the motorway network.

This beautiful, extremely spacious, apartment has been finished to the highest contemporary specification blending with the retained roof timbers and period features.

The main staircase gives access to a good sized vestibule and large entrance hallway featuring a spiral cast iron staircase providing access to the roof terrace. Double doors open into the stunning living room boasting a wealth of original timber roof beams, picture windows and Velux roof lights flooding the room with natural light. The impressive formal dining room leads into the beautifully fitted kitchen, again with beams and Velux windows and a good range of timber fronted units incorporating an electric hob and wall mounted ovens.

The generous master bedroom features built-in, mirror fronted, wardrobes and a superb shower room with white contemporary white suite. Across the hallway is a further double bedroom and a third, single, bedroom. The fully tiled house bathroom is fitted with a bath, separate shower cubicle and twin wash basins.

The apartment benefits from superb city scape views especially from the roof terrace that provides ample outside space for relaxing. Off road parking available.

Council tax band G

No Smokers,Available 30th September

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

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



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