

Ashtons

64 Walmgate, Walmgate, York, YO1 9XF

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£270,000

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Located in the highly sought-after area of Walmgate, just a short walk from York city centre, the railway station and an extensive range of local amenities, this spacious first-floor apartment offers an excellent opportunity to acquire a characterful home or investment property in one of York's most desirable central locations.

Surrounded by an array of independent shops, cafés, restaurants and vibrant social venues right on its doorstep, the property enjoys a prime position within the city walls while benefiting from excellent access to York's many attractions and transport links.

Accessed via a private entrance leading to a communal stairwell, the apartment offers generous and well-balanced accommodation extending to approximately 838 sq.ft. Internally, an entrance hall leads through to a deceptively spacious living room positioned to the front elevation, featuring an attractive fireplace as a focal point. There are two well-proportioned double bedrooms, providing flexible accommodation for owner-occupiers, professionals or tenants alike.

Positioned to the rear, the fitted kitchen benefits from a range of shaker-style wall and base units, ample worktop and storage space, and is served by a three-piece bathroom suite.

Offering a combination of generous room proportions, character features and a highly sought-after central location, opportunities such as this rarely come to market. This can be agreed as vacant possession or with a tenant in situ.

Lease: 999 Years
Ground rent £0
Service charge: Ad Hoc

Grade II Listed building.
Council Tax Band B







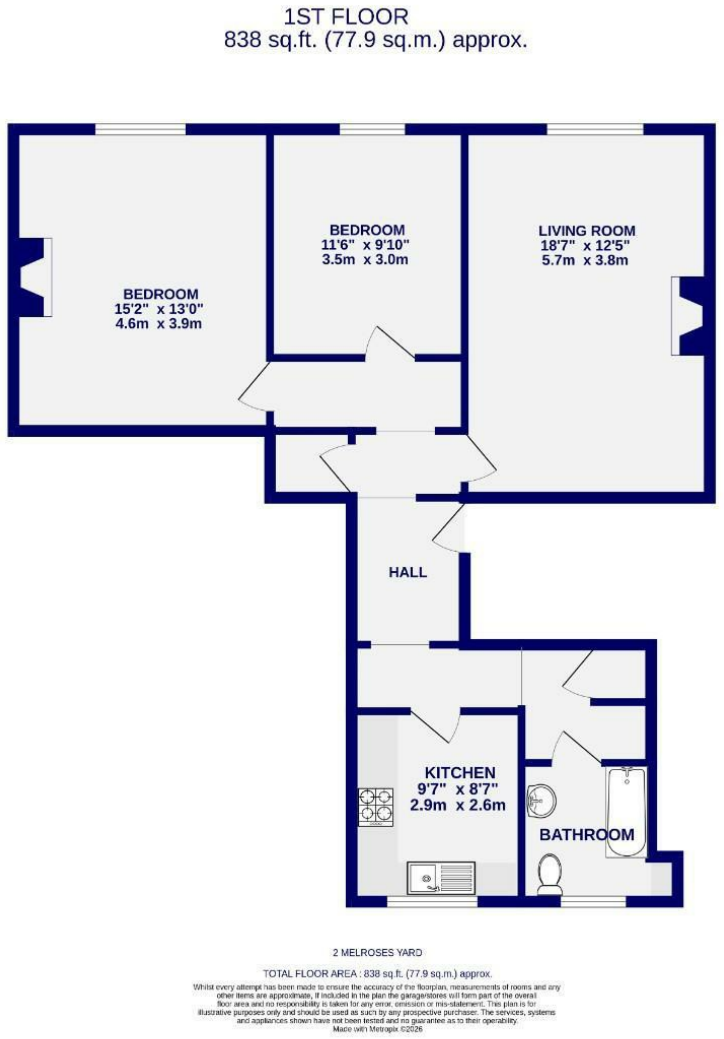




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Leasehold
Council Tax Band - B

- Two Bed Apartments For Sale & Freehold
- Prime Location
- Perfect Investment Property
- Well Presented Throughout
- Sold As Going Concern
- No Onward Chain
- EPC D



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