



## Heslington Lane Fulford York £800 Per Month

Stephensons are pleased to offer for rent this one bedroom first floor apartment situated in an extremely popular area of York. Newly refurbished and offered for rent unfurnished for immediate occupation, an early viewing is advised.

EPC 65 D. NO SMOKERS. NO PETS.





## DESCRIPTION

Ground Floor

Hall. Central heating radiator. Staircase.

Landing

Living Room. 13`4" x 11`8" (4.06m x 3.55m). Central heating radiator.

Bedroom. 12`4" x 8`6" (3.75m x 2.59m). Cast iron fireplace. Central heating radiator.

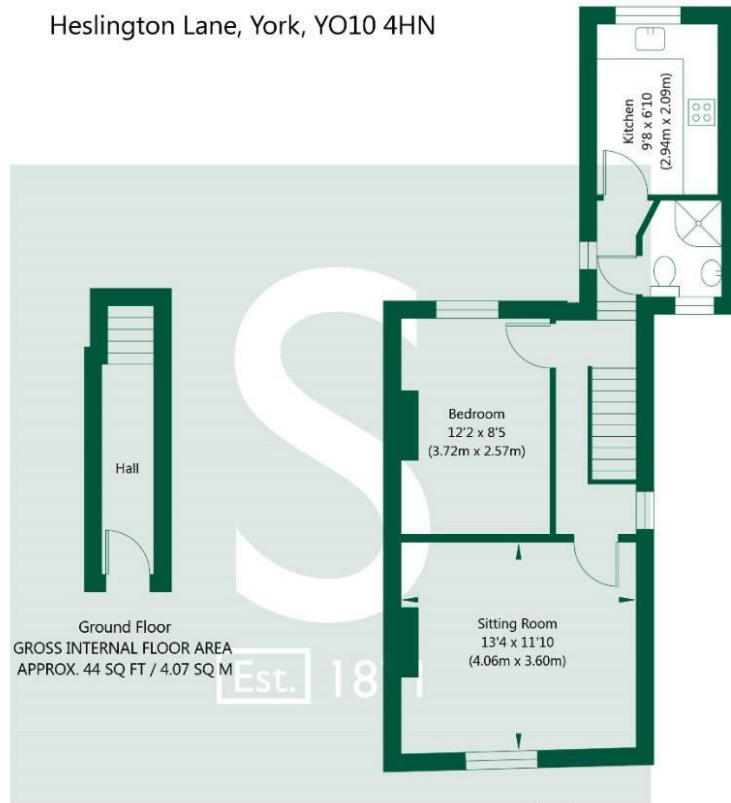
Kitchen. 9`7" x 6`9" (2.92m x 2.05m). Range of fitted units beneath laminate worktops, tiled splashback, washer, fridge and freezer. Electric oven and hob, gas central heating boiler and radiator.

Shower/W.C. White shower cubicle, pedestal hand basin, low flush W.C. Central heating, extractor fan.

Outside. Garden to front. On street parking



Heslington Lane, York, YO10 4HN



NOT TO SCALE - FOR ILLUSTRATIVE PURPOSES ONLY  
APPROXIMATE GROSS INTERNAL FLOOR AREA 479 SQ FT / 44.49 SQ M  
All Measurements and fixtures including doors and windows are approximate and should be independently verified.  
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## Stephensons

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Knaresborough	01423 867700
Selby	01757 706707
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York Auction Centre	01904 489731
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## Partners

J F Stephenson MA (cantab) FRICS FAAV  
I E Reynolds BSc (Est Man) FRICS  
R E F Stephenson BSc (Est Man) MRICS FAAV  
N J C Kay BA (Hons) pg dip MRICS  
O J Newby MNAEA  
J E Reynolds BA (Hons) MRICS  
R L Cordingley BSc FRICS FAAV  
J C Drewniak BA (Hons)

## Associates

N Lawrence

