



## Crabmill Lane, Easingwold, York £925 Per Month

Stephensons are pleased to offer for rent this newly renovated two bedroom period semi situated in the extremely popular market town of Easingwold. Offered unfurnished with quick and easy access to York and further afield, an early viewing is strongly advised.



The property is entered via a panelled front door into a small entrance hall with doors to ground floor and stairs to first floor. The newly fitted kitchen boasts a range of wall and base units oven, electric hob, and breakfast bar with space for further appliances. A back door gives access out to the rear garden.

The living room is dual aspect and has been recently redecorated with new carpets, and a feature fireplace.



To the first floor, are two double bedrooms. Bedroom one is a spacious dual aspect double bedroom, with bedroom two another well proportioned double to the front elevation of the property.

The house bathroom is part tiled and briefly comprises a modern three piece suite, with a waterfall shower over a panelled bath, low flush wc and wash basin with storage under.



To the outside the property benefits from ample off street parking for 2-3 cars via a block paved driveway, to the front of the property. To the rear of the property is a lovely large rear garden which is mainly laid to lawn with a useful brick built shed.

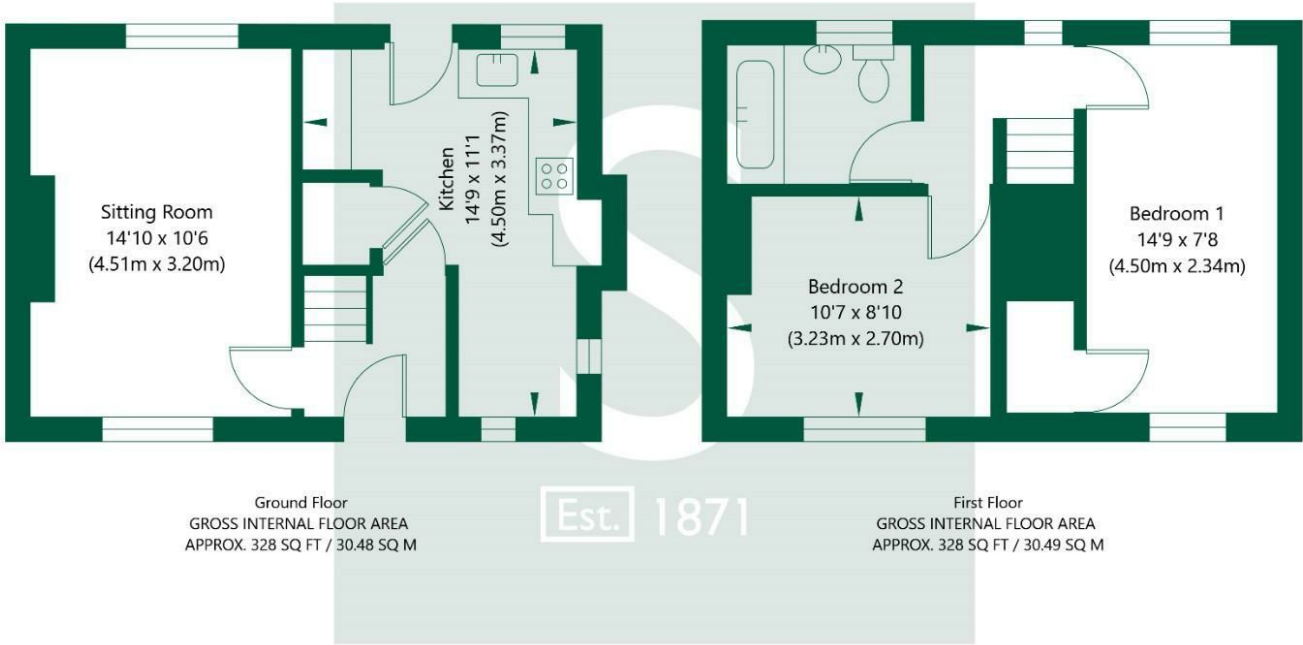
Services: All services connected

EPC Rating: 58 (D)

Council Tax: North Yorkshire County Council - Band C

Viewings: Strictly via the letting agent 01904 625533





NOT TO SCALE - FOR ILLUSTRATIVE PURPOSES ONLY  
APPROXIMATE GROSS INTERNAL FLOOR AREA 656 SQ FT / 60.97 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
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Associates

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