

Ashtons



44 Grosvenor Road YO30 7EP

£1,300 Per Month

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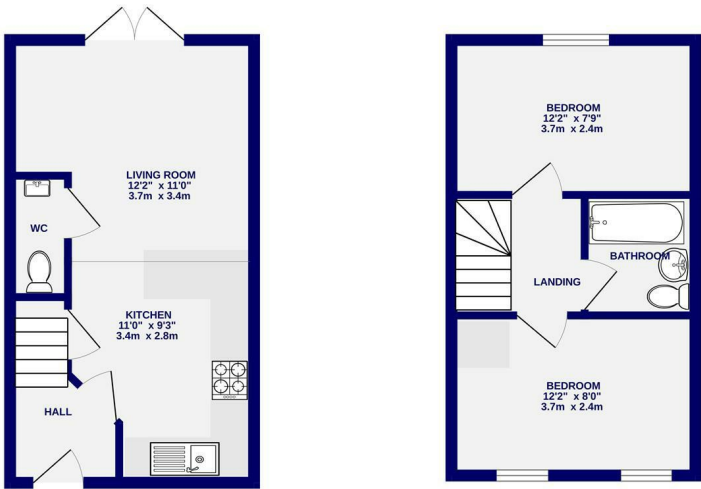
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This two bedroom modern two bedroom town house is located just a short walk from York city centre, railway station and hospital with good local amenities, easy access to the out ring round and A19 North. The property is offered on a furnished basis and comprises of; entrance hallway, open plan living area, kitchen with hob and electric oven, washing machine and fridge freezer, breakfast bar, ground floor WC and under stairs storage, double patio doors leading out to rear garden. To the first floor is one double bedroom with wardrobe and second bedroom which is currently set up as an office / guest room, modern bathroom with shower over bath. Externally there is an enclosed garden to the rear and allocated parking for 1 car. Gas central heating & double glazing.

Available 10th Feb 2025

Council Tax Band B / EPC Rating C / 12 Month Tenancy / Deposit £1400



Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of rooms and any other items are approximate. It is included in the plan for the gas/appliance will form part of the overall floor area and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability.

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