

28 Hansom Place
York, YO31 8FQ
Guide Price £195,000



A spacious 2 bedroom ground floor apartment with pretty views over the front garden located within this highly sought-after over-60s development of Hansom Place, ideally situated for easy access to local amenities and York Hospital. With convenient bus routes directly outside and communal gardens, the apartment is perfectly positioned for effortless access to the city centre. The well presented accommodation is bright and tastefully presented with a lounge/dining room and a kitchen equipped with a range of wall and base units, 2 bedrooms and shower room/wc. The communal gardens are beautifully landscaped, with established plants, birdsong, and other wildlife, providing a peaceful retreat. There is ample parking is also available on-site.

Development

Hansom Place is a small collection of retirement properties, designed to appeal to those seeking a low maintenance yet spacious living option. It is ideal for individuals looking for independent living, with the added benefit of a warden assistance service if required. The development also offers communal spaces and social groups for those who wish to engage with the community.

Hallway

9'7 x 9'10 (2.92m x 3.00m)

Entrance door, storage cupboards. Doors leading to

Lounge/Dining Room

16'6 x 11'5 (5.03m x 3.48m)

Bay window to front overlooking the gardens. Opening to;

Kitchen

6 x 11'6 (1.83m x 3.51m)

Good range of fitted units including base and wall units and work surfaces



**Bedroom 1**

9'1 x 11'5 (2.77m x 3.48m)

Double bedroom with window to front and fitted wardrobes

Bedroom 2

11'6 x 6'7 (3.51m x 2.01m)

Window to front

Shower Room/WC

7'2 x 5'10 (2.18m x 1.78m)

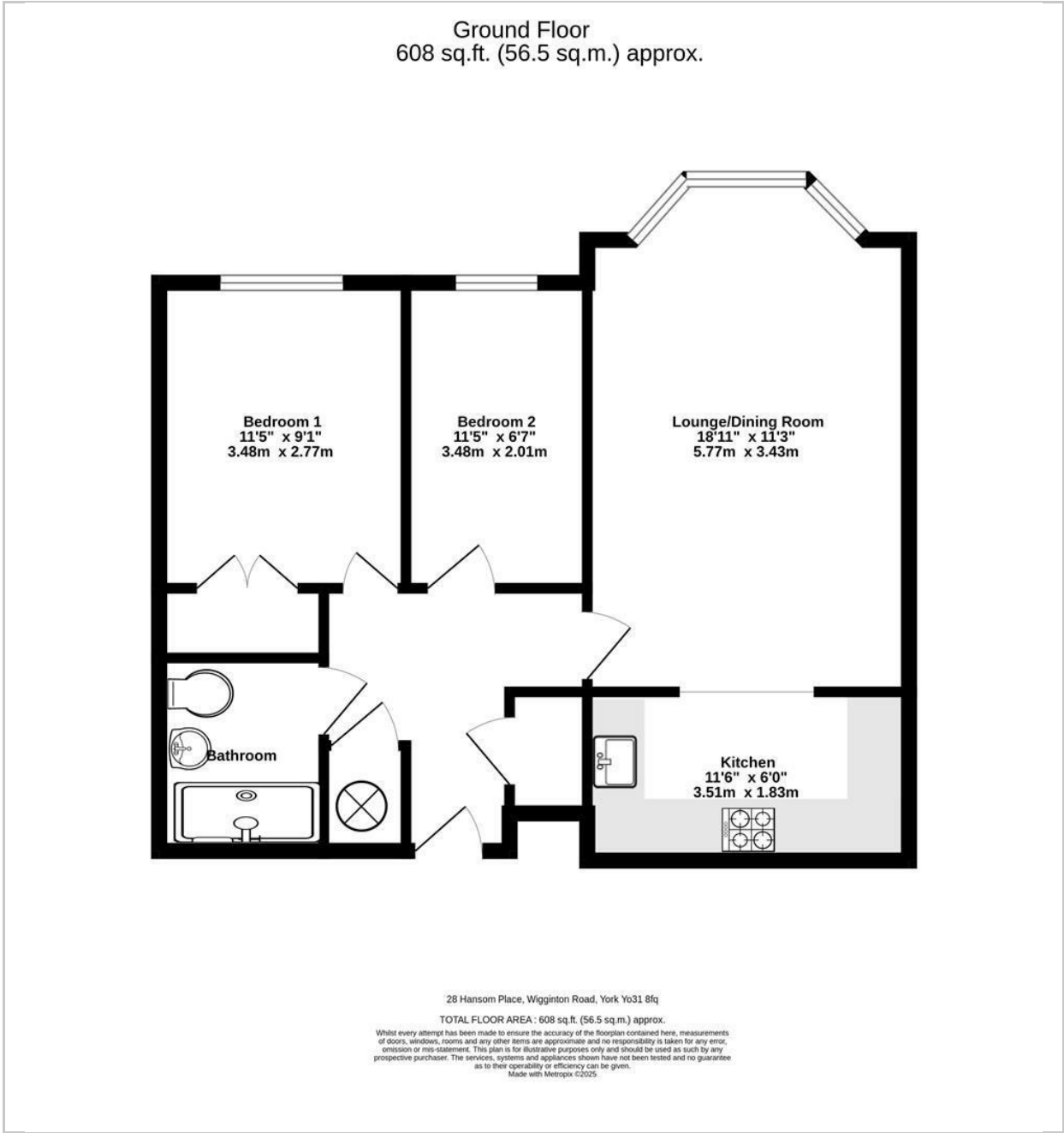
Large walk in shower, wash hand basin, w.c

Lease/Service Charge

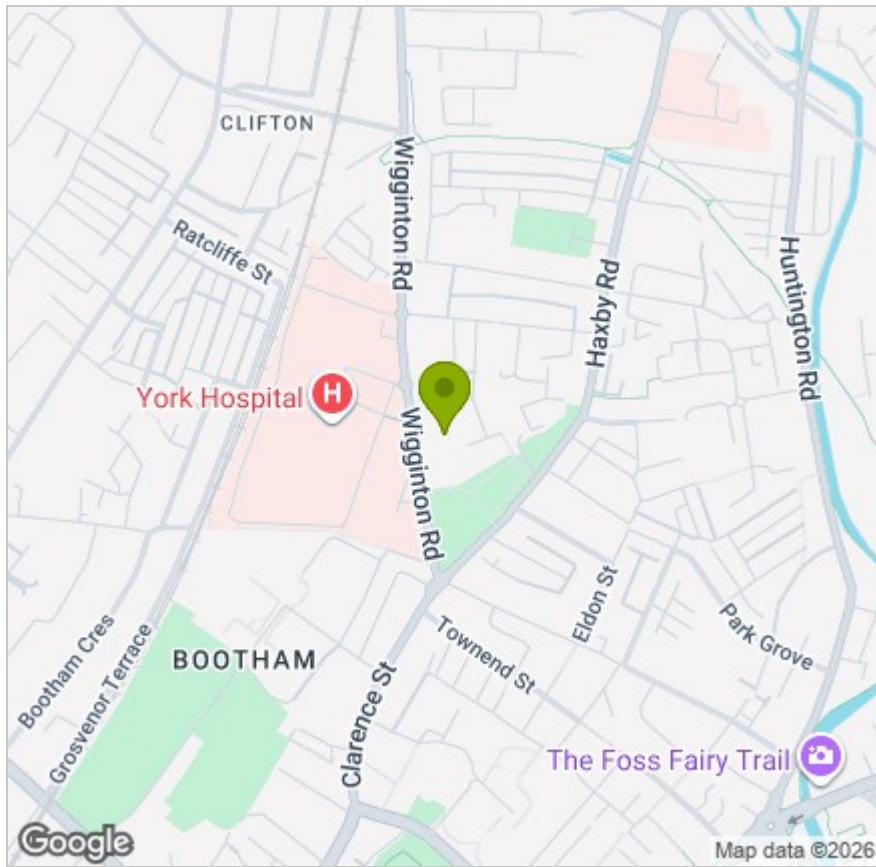
To be advised



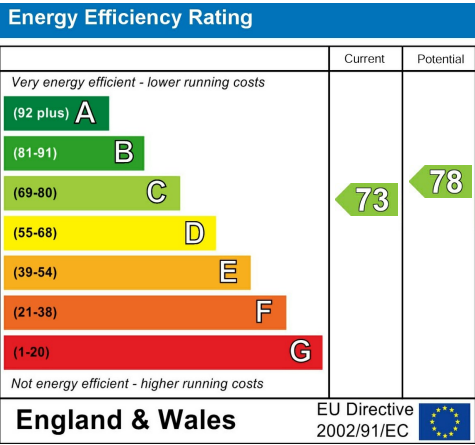
FLOOR PLAN



LOCATION



EPC



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