



17A Barbican Road
York, YO10 5AA
£1,350 PCM

Newly Decorated Two-Bedroom Apartment Opposite York's Historic City Walls

A beautifully presented and newly decorated two-bedroom first-floor apartment situated in an enviable location directly opposite York Barbican and within easy walking distance of Walmgate Bar and the city centre.

The property benefits from:

- A bright and spacious main lounge with neutral décor
- Modern fitted kitchen with sage-green cabinetry, marble-effect work surfaces, integrated oven/hob, and washing machine
- Generous primary double bedroom and a versatile second bedroom ideal for home working
- Three-piece bathroom suite with shower over bath
- Central position with easy access to University of York (Heslington Road), Foss Islands, and main commuter routes

The property benefits from a designated parking space as well as visitor parking.

Modern and Smart heating system.

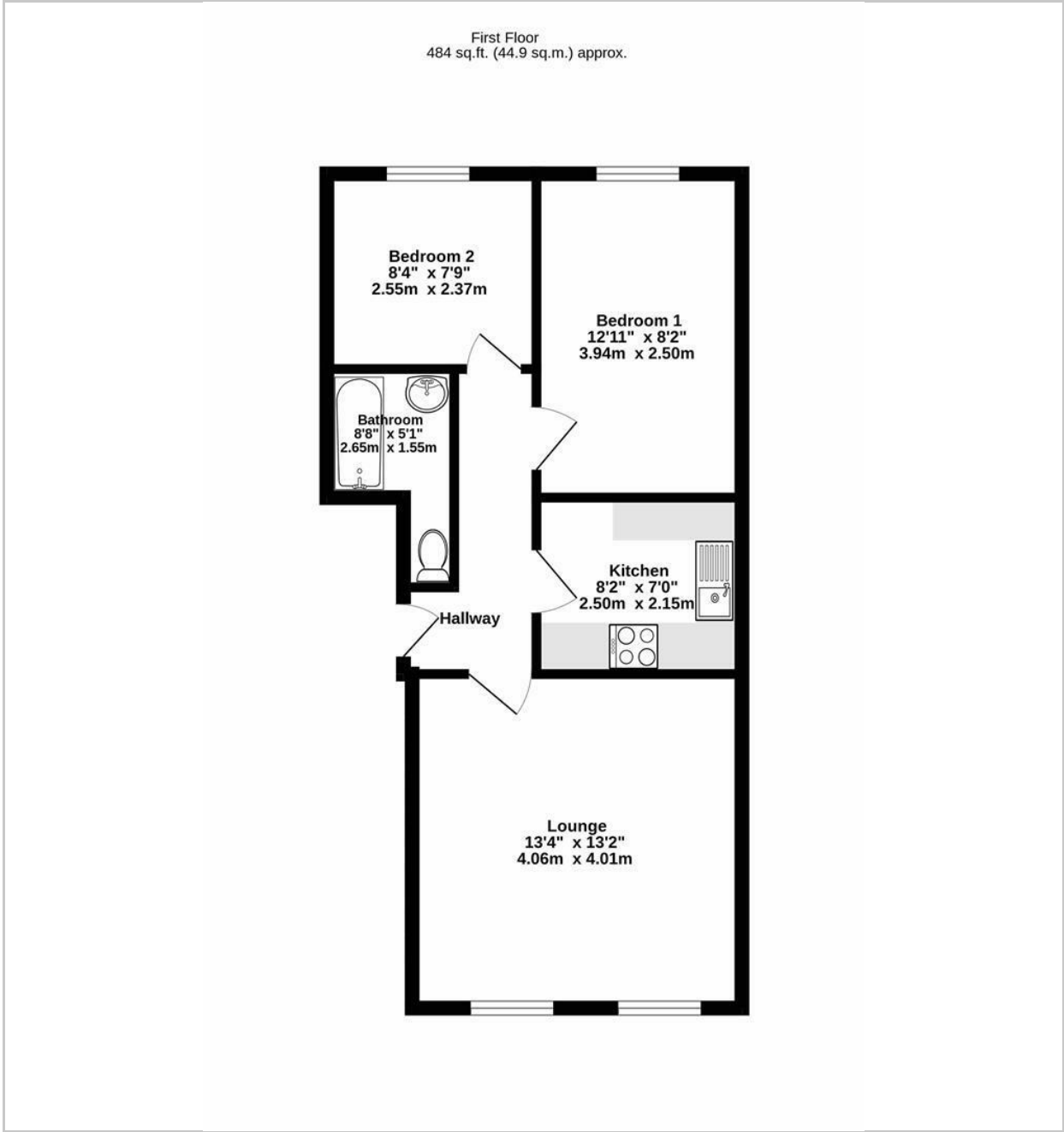
Ideal for: Working professionals, university/hospital staff, or couples. Early viewing highly recommended.

Council Tax Band B
EPC Rating C



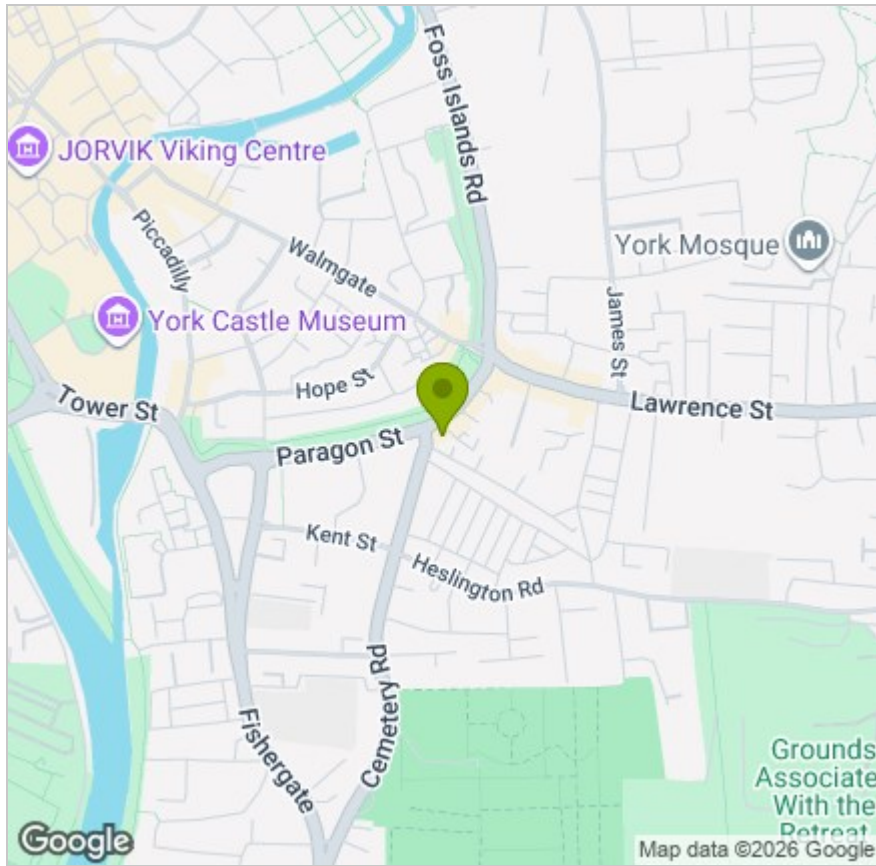


FLOOR PLAN



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LOCATION



EPC

