

York, YO23 1NB £995 Per Month









Nestled in the charming area of Scarcroft Road, York, this delightful apartment offers a unique opportunity for those seeking a comfortable and convenient living space. With two inviting reception rooms, this property provides ample space for relaxation and entertaining guests. The spacious bedroom ensures a peaceful retreat, while the bathroom is designed for both functionality and comfort.

The apartment's layout is thoughtfully designed to maximise space and light, creating a warm and welcoming atmosphere. Located in the desirable Bishopthorpe Road area, residents will enjoy easy access to local amenities, parks, and the rich history that York has to offer.

This property is perfect for individuals looking for a cosy home in a vibrant city. With its appealing features and prime location, this apartment is a wonderful choice for anyone wishing to experience the best of York living.

Available Now EPC D Council Tax Band A

















## **LOCATION FLOOR PLAN** Ground Floor 548 sq.ft. (50.9 sq.m.) approx. CITY CENTRE WEST York Castle Museum Tower St Scarcroft Rd Kitchen **Dining Room** Millfield Rd Millthorpe School Rowntree Park Living Room S Bank Ave Brunswick St Coords Map data @2025 **Energy Efficiency Rating** Master Bedroom Potential Very energy efficient - lower running costs **EPC** (92 plus) A (69-80) 70 64 D (55-68) (39-54) (21-38) G

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Not energy efficient - higher running costs

**England & Wales** 

EU Directive

2002/91/EC

TOTAL FLOOR AREA: 548 sq.ft. (50.9 sq.m.) approx.

Whist every attempt has been made to ensure the accuracy of the flooplanc contained here, measurements of doors, windows, rooms and any other tierns are approximate and no responsibility is taken for any error, prospective purchaser. The services, systems and applicances shown have on been rested and no guarantee as to their operability or efficiency can be given.

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