



30 Sutherland Street South Bank

York, YO23 1HQ

£1,095 PCM

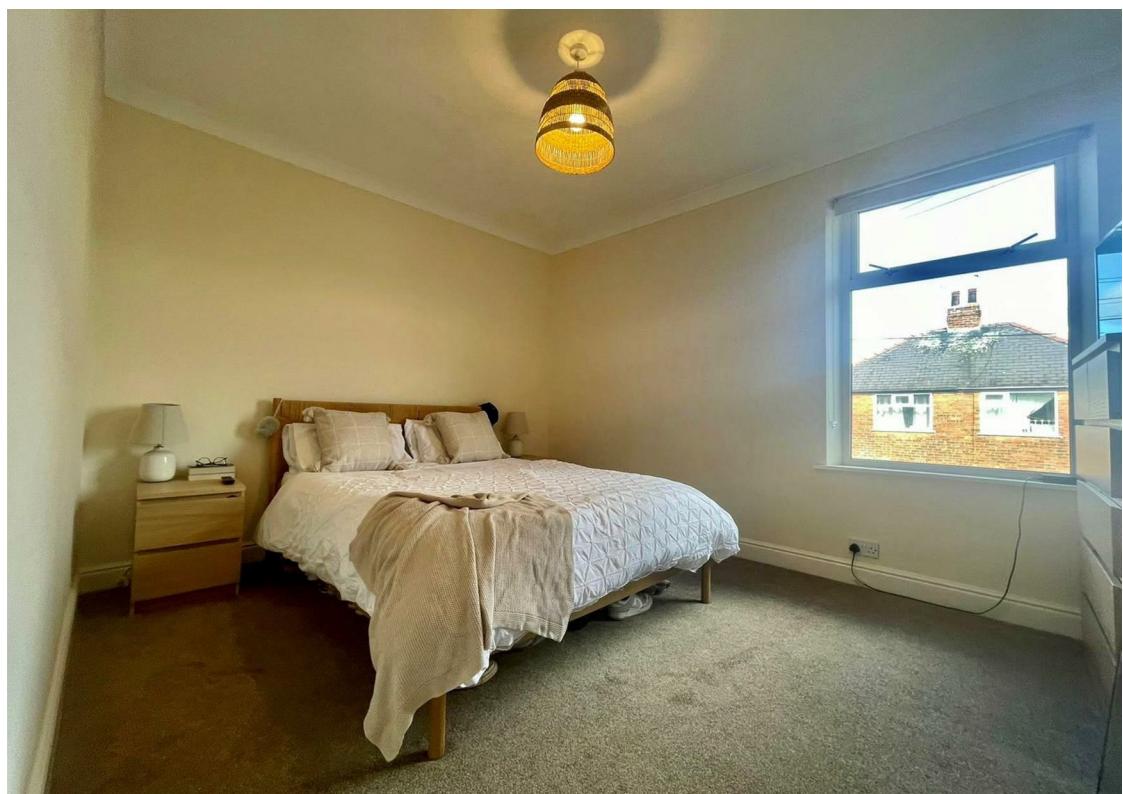
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A well proportioned unfurnished two double bedroom period terrace home situated in South Bank on Sutherland Street. The good size living accommodation briefly comprises; entrance hall, lounge, separate dining room, kitchen, rear lobby, bathroom suite, first floor landing and two double bedrooms. To the outside is a low maintenance rear courtyard with outbuilding.

The property also benefits from having a fridge/freezer, integrated oven/hob and washing machine and dryer.

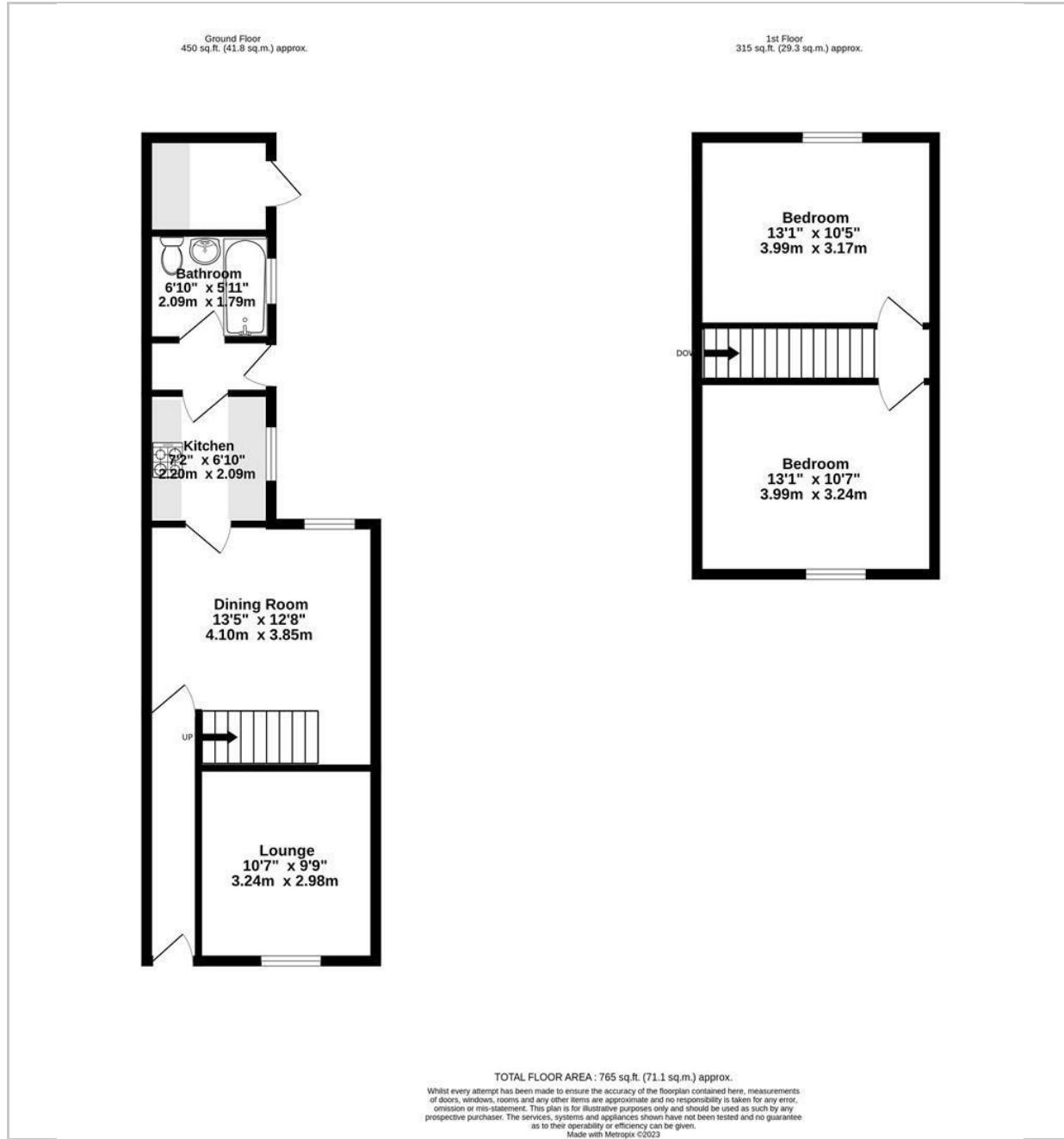
Available end of January. Sorry no smokers. Pets considered on a case-by-case basis. Council Tax Band B

EPC to follow.

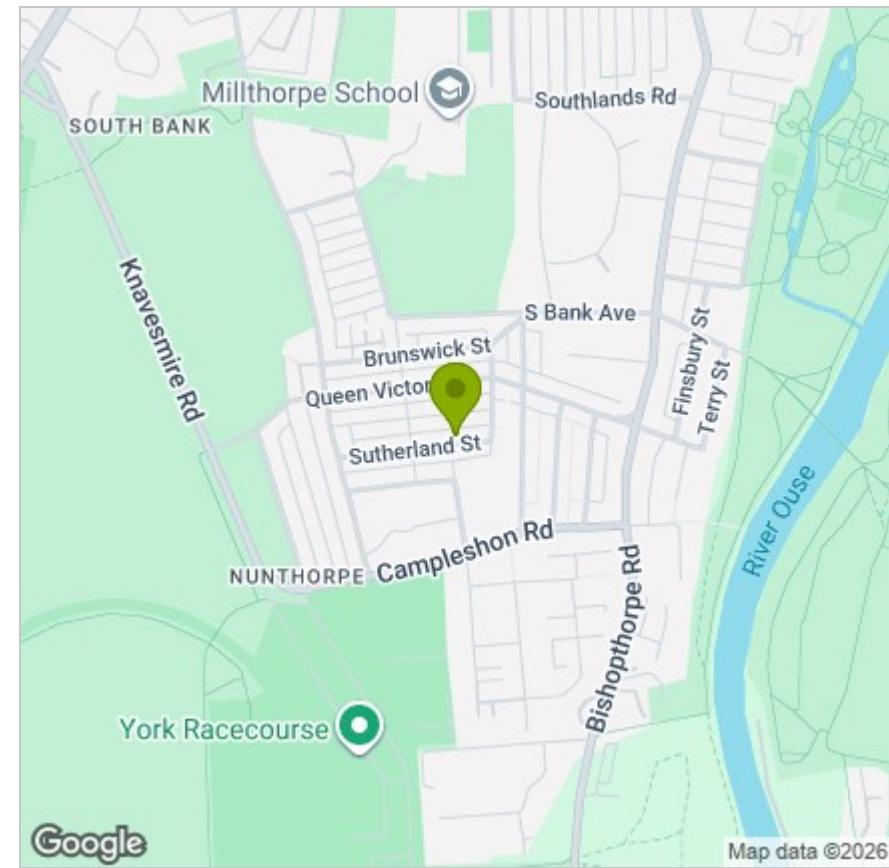




FLOOR PLAN



LOCATION



Google

EPC

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		82
(69-80) C		
(55-68) D	68	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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.