

HUDSON
MOODY

Del Pyke The Groves YO31 7AE

Rent: £600 PCM
Deposit: £692
Furnishing: Part furnished
Council Tax Band: A



- Studio Apartment
- Open plan living area
- Bedroom area
- Close to City Centre
- Available: 10th October



- Communal entrance
- Kitchen area
- Shower room
- Part furnished

Tel: 01904 629629

lettings@hudson-moody.com



****FULLY BOOKED FOR VIEWINGS**** We are pleased to offer for rental this well presented studio apartment situated in a popular location with easy access to York city centre. The property benefits from electric heating and double glazing and offers accommodation briefly comprising of open plan living space, contemporary kitchen featuring an integral stainless steel oven, hob and hood and shower room. The property is offered to let part furnished. No smokers & no pets. Available: 15th October

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

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
		82
	70	
England & Wales		
EU Directive 2002/91/EC		

COMMUNAL ENTRANCE

Entry via a communal entrance gate. External stairs to the second floor and private entrance door to:

ENTRANCE HALLWAY

Laminate wood flooring. Inset spotlights. Walk-in cupboard with light and plumbing for an automatic washing machine and water heater. Further double storage cupboard.