

Important notice: In accordance with the Property Misdescriptions Act (1991) we have prepared these sales particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fittings, service details, service charges and ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.

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

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Apartment 127 Bishopthorpe Road, York
£397,000



Ashtons



Description

A rare opportunity to purchase this stylish beautifully presented two bedroom corner apartment in the sought-after residence development next to the historic York racecourse. Enjoying a balcony looking to the south with long-distance views this apartment requires an internal inspection to be fully appreciated however features include contemporary open plan living dining space with a recently fitted high-quality kitchen with a full range of appliances. Enjoying two good size double bedrooms with fitted wardrobes and ensuite with natural light from the master bedroom and also a contemporary high-quality family bathroom of the spacious hallway. A particular feature of this development is the stunning entrance lobby with concierge, lifts and luxurious lounge area gives access to both sides of the building and there are also two designated car parking spaces included. Other facilities include bike store and the development is soon to have a private gateway to the racecourse.