



**Claremont Terrace
Gillygate
York YO31 7EJ**

Ref: 559

**Shared student house
Five bedrooms**

Available July 2010

**Walking time to York Sj 0.1 mile
- about 2 mins**

**Walking time to Kings Manor 0.3 mile
- about 4 mins**

**Walking time to YDH 0.3 mile
- about 4 mins**

Strictly no smoking / no pets

This large Victorian terraced house just off Gillygate is approximately two minutes walk from the Students' Union.

Accommodation comprises on the ground floor, large kitchen, lounge / diner one double bedroom and a shower room. On the first floor are two double bedrooms and a large bath/shower room with separate wc. Finally, on the second floor are two more double sized bedrooms.

The kitchen includes a built in oven and hob, fridge freezer, washing machine and microwave oven. All the bedrooms are supplied with bed, wardrobe, desk and chair.

The location of this house makes it very attractive. Despite being so close to the city centre the street is quiet, yet you could walk to anywhere in the city centre within five minutes.

The house has gas central heating and mains inter-linked smoke detectors.

Outside there is on street parking controlled by residents' parking permits and secure storage for bikes with a patio and barbeque.

For further information to check prices, availability or to arrange a viewing please email us or text this number: 07547-537956

Interior:

- Lounge/diner
- Fitted kitchen
- Bathroom & toilet
- Separate toilet
- Shower room

Exterior:

- On street parking
- Secure bike store
- Large patio area

Kitchen:

- Large well equipped kitchen
- Full sized cooker
- Fridge/freezer
- Microwave
- Washer/dryer

Entertainment:

- Television
- Broadband internet (*tenants pay)

Comfort & Safety:

- Gas central heating



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