



**Foss Islands Road  
York  
YO31 7UL**

**Ref: 496**

**Shared student house  
Four bedrooms**

**York St John University – 0.9 mile  
University of York – 0.9 mile**

**Strictly no smoking / no pets**

**A three bedroom property located just outside the city walls.**

The accommodation comprises a double bedroom, lounge, kitchen and toilet / utility room on the ground floor. On the first floor are three more double bedrooms, a shower room and separate toilet.

The kitchen exceptionally large and furnished with green shaker style units and beech worktops. The equipment provided includes a built in oven and hob, large fridge freezer, second freezer, washing machine and many smaller items and utensils. Each bedroom

has a king size or double bed, desk and chair as well as the normal storage requirements.

The house has full double glazing of the windows and gas central heating.

The tenants would qualify for a residents' or visitors' parking permits.

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

**Interior:**

- Separate lounge
- Well equipped kitchen
- Shower room
- 2 separate toilets

**Exterior:**

- On street parking
- Secure bike storage

**Kitchen:**

- Full sized oven & hob
- Fridge freezer
- Washing machine

**Entertainment:**

- Broadband internet access (\*tenants pay)

**Comfort & Safety:**

- Gas central heating
- Full double glazing
- Smoke detectors