



**Second Avenue
Heworth
York YO31 0RX**

**A rare opportunity to rent a nine
bedroomed student house with all the
facilities you need.**

Ref: 901

**Shared student house
Nine bedrooms**

**£60 - £70 per person per week
(paid monthly)**

**12 months let from 4th July 2010
York St John University – 1.25 miles
University of York – 1 mile**

Strictly no smoking / no pets

On the ground floor are three double bedrooms, a large L shaped kitchen, lounge / diner and a toilet room. On the first floor are five more double bedrooms, a single bedroom and two bathrooms.

The kitchen is modern and well equipped with a built in hob and oven, full height fridge, full height freezer, washing machine and a dishwasher.

Each bedroom is equipped with a bed, wardrobe, drawers, bookcase, desk and chair. In addition, they are wired for internet, television and telephone access.

Outside there are well kept gardens (which are maintained by the landlords), a garage, off street parking for a second car, unrestricted on street parking for further cars and a shed for

secure storage of bikes.

For comfort and security the property is provided with full double glazing; a gas central heating which provides instant hot water; hard wired interconnected smoke detectors and a security alarm.

Within one quarter of a mile are local shops including takeaways, a seven-day late hours supermarket and bank with cash point. In addition there are Sainsburys, Morrisons and Netto supermarkets within a reasonable distance.

The rent for the single bedroom is £14 per week lower.

Interior:

- Separate lounge
- Well equipped kitchen
- Two bathrooms
- Third toilet

Exterior:

- Garage
- Off street parking
- Gardens
- Secure bike storage

Kitchen:

- Full sized cooker
- Microwave oven
- Large fridge & freezer
- Dish washer
- Washing machine

Entertainment:

- Television
- Broadband internet access*
(*tenants pay)

Comfort & Safety:

- Gas central heating
- Full double glazing
- Security alarm
- Smoke detectors