



## 4 Whistler Close

Copmanthorpe, York, YO23 3LA  
£1,200 PCM

Whistler Close | New kitchen being installed July 2025 | 2 Bed Semi Detached | Unfurnished | Good Sized Garden | Popular Village Location | Off Street Parking | White Goods Included | Available Early August | Pets Considered | EPC Rating D | Council Tax Band C

- Whistler Close
- Semi Detached
- 2 Double Bedrooms
- Unfurnished
- Pets Considered
- White Goods Included
- Available Early August
- Popular Village Location
- EPC Rating D
- Council Tax Band C

### Viewing

Please contact our Quantum Estate Agency Lettings Office on 01904 631631 if you wish to arrange a viewing appointment for this property or require further information.





For Sale

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		85
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	65	

England & Wales

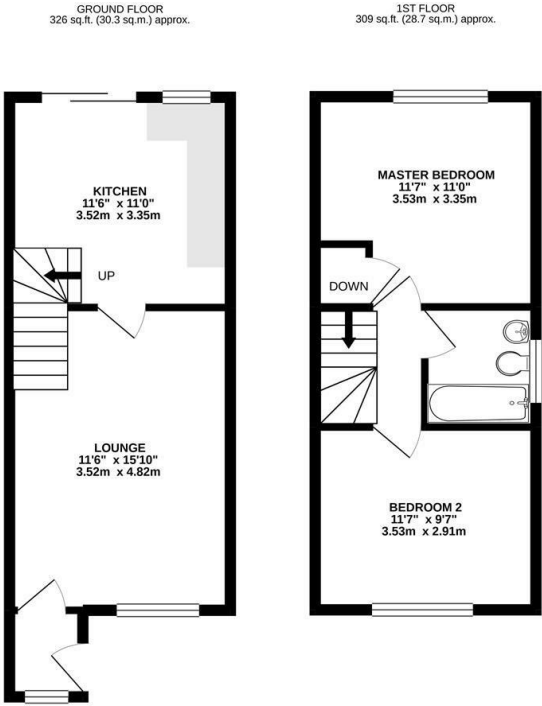
EU Directive 2002/91/EC

Environmental Impact (CO<sub>2</sub>) Rating

	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> emissions		

England & Wales

EU Directive 2002/91/EC



TOTAL FLOOR AREA: 636 sq.ft. (59.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and the responsibility is taken for any errors, omissions or mis-statements. 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 is given in respect of their operability or efficiency can be given.

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6 Walmgate, York, YO1 9TJ  
t: 01904 631631 e: homes@quantumestateagency.com www.quantumestateagency.com

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