

HUDSON  
MOODY

# Skeldergate York YO1 6DP

**Rent:** £1,150 PCM  
**Deposit:** £1,326  
**Furnishing:** Unfurnished  
**Council Tax Band:** D  
Available 2nd February



- Second floor apartment
- Open plan living room/ kitchen diner
- City centre location
- Family bathroom
- Available 2nd February

- Two double bedrooms
- Unfurnished
- Modern fittings
- Council tax band D



A smartly presented two bedroom apartment in the city centre just off Micklegate and a short walk to the train station.

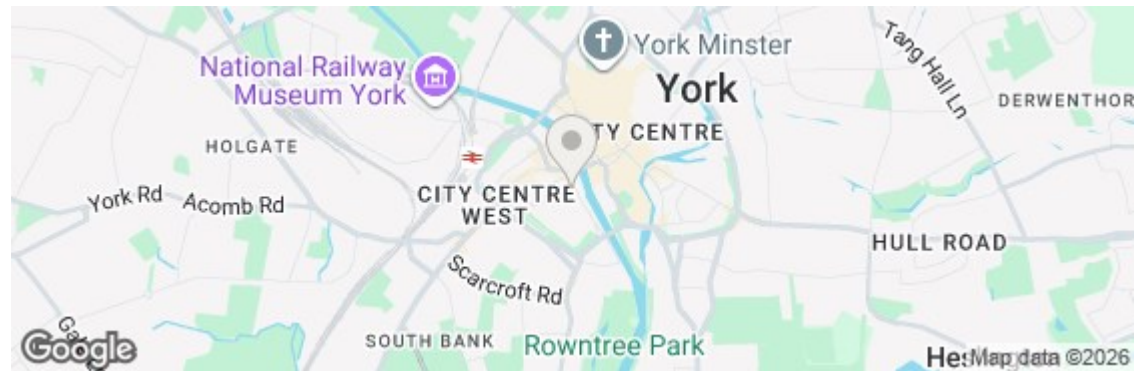
Located on the second floor the apartment can be accessed by both stairs and lift. Presented unfurnished the property has a spacious living room open plan to the kitchen with integral appliances . The master bedroom has bespoke storage, second double bedroom and main bathroom with shower over bath.

Council tax band D

No Smokers or pets. Available 2nd February.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	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	EU Directive 2002/91/EC



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