

HUDSON  
MOODY

# Tower Place York YO1 9RZ

**Rent:** £1,700 PCM  
**Deposit:** £1,961  
**Furnishing:** Unfurnished  
**Council Tax Band:** E  
Available immediately



- A Charming and Quaint Period Home Set within a Secluded Row of Just 8 Properties
- Living Room with Feature Fire Place
- Second Floor Double Bedroom
- Walled Rear Courtyard Garden
- Residents Permit Parking
- Open Plan Tiered Kitchen Dining and Sitting Room
- Two First Floor Double Bedrooms and the Family Shower Room
- Beautiful Sunny Cottage Garden to the Front Overlooking Tower Gardens
- Available immediately
- Grade II Listed



A beautiful grade II listed home, which combines an idyllic and peaceful location with all the convenience of city centre living. Nestled behind ancient city walls amongst a secluded row of only 8 properties, this charming, picture perfect home boasts a stunning cottage garden to the front affording views over Tower Gardens.

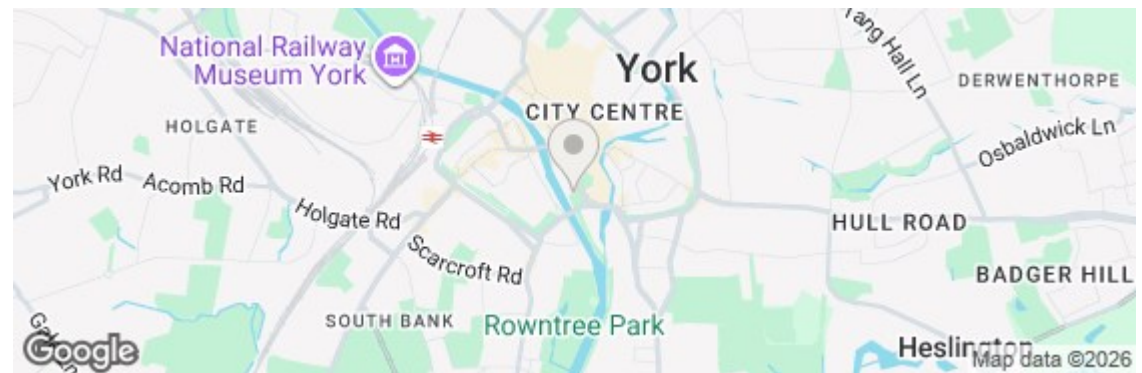
Upon entering the home, the entrance hall leads firstly to the living room with a classical fireplace with real flame gas fire and bow sash window. The split level, open plan kitchen dining and sitting room is situated to the rear. An excellent entertaining space balancing the comfort of a beautiful sitting area, with open fire and modern shaker style kitchen units. From the Kitchen, a rear door opens out onto the walled courtyard.

To the first floor there are two double bedrooms and the house shower room. A second staircase leads to the loft conversion with double bedroom and ample eaves storage

Residents parking is permitted on South Esplanade conveniently located within 200 metres of the property.

No smokers, one pet considered.

Available immediately



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