



**Temple Villas  
Hull Road  
York YO10 3RR**

**shared student house  
five bedrooms**

**£TBA per person per week  
(paid monthly)**

**12 months let from 30 June 2013**

**University of York – 0.75 mile  
York St John University – 1.75 miles**

**strictly no smoking / no pets**

**Bedrooms: four double, one single. Close to local shops. Second toilet.**

Large five bedroom fully furnished town house only a short distance from the University of York.

The accommodation comprises two double bedrooms, lounge/diner and recently refurbished kitchen on the ground floor. Upstairs are three more bedrooms, bathroom (with large shower cubicle, toilet and washbasin) and second toilet room with washbasin.

The kitchen is equipped with gas hob, built in oven and grill, microwave oven, frost-free fridge freezer, washer/dryer and dishwasher.

The property has gas central heating, double-glazing, security alarm and smoke detectors. A particular feature of this house is the inclusion of a hot water tank guaranteeing a good supply of hot water.

Outside there is a garage for secure storage of bikes and off street parking to the rear of the property for one car. The landlords maintain the gardens.

There are four takeaways, a seven-day late hours supermarket, cash point, chemist, bakers, hairdresser and a bus stop all within 100 metres and a sports centre nearby. Buses to the city centre every ten minutes.

Excellent value for money and worth viewing.

**Interior:**

separate lounge  
well equipped kitchen  
shower room  
second toilet room

**Exterior:**

off street parking  
gardens

**Kitchen:**

full sized cooker  
microwave oven  
fridges freezer  
washer dryer  
dishwasher

**Entertainment:**

broadband internet  
access (tenants pay)

**Comfort & safety:**

gas central heating  
double-glazing  
smoke detectors  
security alarm

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