

**Wellington Street
Heslington Road
York YO10 5BB**

**shared student house
seven bedrooms**

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

12 months let from 30 June 2013

**University of York – 0.75 mile
York St John University – 1 mile**

strictly no smoking / no pets



Seven double bedrooms. Newly built. Very good location. Energy efficient.

This must be the best student house in the favoured Heslington Road area with the advantage of being a newer build.

The ground floor has a large kitchen, lounge with French doors to a small patio area and a toilet. Additionally, there is en-suite bedroom. On the first floor there are four double rooms, a full bathroom and a separate toilet. Finally, on the second floor there are a further three doubles and a bathroom which has a shower over the bath.

All bedrooms have modern wardrobes, chest of drawers and desk areas, with neutral carpets and wall decoration. The kitchen is fully fitted with cream units it has a large range cooker, an American style fridge freezer, washer / dryer, eight burner gas range cooker and a dishwasher. The lounge includes a leather settee and television.

There are several shops and amenities nearby on Heslington Road including late hours supermarket, greengrocer, takeaways and pubs. Buses run to the city centre and university every ten minutes (number 4 route).

Interior:

separate lounge
well equipped kitchen
two bath / shower rooms
seven double bedrooms

Exterior:

on street parking
patio area
secure bike storage

Kitchen:

full sized cooker
fridge freezer
washer / dryer
dishwasher

Entertainment:

television
broadband
internet access
(tenants pay)

Comfort & safety:

gas central heating
full double glazing
smoke detectors
security alarm

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