



**Seventh Avenue
Heworth
York YO31 0UQ**

**two shared student houses
eight bedrooms**

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

**one 12 months let from July 2013
one 12 months let from October 2013**

**University of York – 1 mile
York St John University – 1.5 miles**

strictly no smoking / no pets

Eight double bedrooms. Two properties next door to each other.

Group of eight struggling to find accommodation on a budget? Don't have to be in the same house? Read on!

Property 1 - The ground floor consists of a very large and well presented living room with a dining table. The kitchen is well equipped and off the hall there is a larger than average double sized bedroom.

On the first floor there are three further double bedrooms. The bathroom consists of a washbasin and a bath with shower over. There is a separate toilet room.

Property 2 - The property is very similar with the kitchen featuring a multiple burner gas hob, the bathroom includes a corner bath and separate shower cubicle.

Both properties have gas central heating and are fully double glazed.

Outside there is on street parking for cars, secure storage for bikes and easily maintained gardens with outdoor furniture. Within one quarter of a mile are local shops including takeaways, a seven-day late hours supermarket and bank with cash point. The city centre is within walking distance, or there are regular buses if preferred.

Pictures follow.

Interior:

separate lounge
well equipped kitchen
bathroom with shower

Exterior:

garage (1)
off street parking (1)
gardens
secure bike storage

Kitchen:

full sized cooker
microwave oven
fridge / freezer
washing machine

Entertainment:

broadband internet
access (tenants pay)

Comfort & safety:

gas central heating
full double glazing
smoke detectors

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