

STUDENT HOUSE



**Abbotsford Road
Hull Road
York YO10 3EE**

**shared student house
five bedrooms**

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

12 months let from July 2010

**University of York – 0.6 mile
York St John University – 1.3 miles**

strictly no smoking / no pets

Large well-appointed house in a quiet location at the end of a cul-de-sac and within walking distance of both the University of York and the city centre.

Accommodation comprises four double bedrooms and one large single. Shared facilities include large kitchen / diner with built in cooker and hob, two fridges and microwave oven. Both floors have a shower room with toilet and washbasin.

For comfort, safety and security the property is provided with gas central heating, full double-glazing and a security alarm.

To the rear of the property is a secure garden with terraced area.

Nearby, within walking distance, is a range of shops including six takeaways, post office, video hire, chemist and hairdresser.

Interior:

separate lounge
well equipped kitchen
two shower room both
with toilet

Exterior:

off road parking
gardens
secure bike storage

Kitchen:

full sized cooker
microwave oven
fridge
washing machine

Entertainment:

broadband
internet access
(tenants pay)

Comfort & safety:

gas central heating
full double glazing
smoke detectors
security alarm

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