

STUDENT HOUSE



**Sutherland Street
South Bank
York YO23 1HG**

**shared student house
three bedrooms**

**£62 per person per week
(paid monthly)**

11½ months let from 18 July 2009

**York St John University – 1.5 miles
University of York – 1.8 miles**

non smokers preferred / no pets

This well maintained terraced house is located in a popular residential area near to York Racecourse and within easy commuting distance of both educational establishments. The city centre is about ten minutes walk, and University of York ten minutes by bike over Millennium Bridge. Alternatively, regular buses are available from nearby.

The accommodation comprises a good-sized communal lounge, kitchen, bathroom and three double sized bedrooms.

The kitchen is equipped with a full range of appliances including cooker, washing machine, fridge and freezer. In addition crockery, cutlery and many extras are provided. The bathroom with has a shower over the bath, wash basin and toilet.

Each bedroom is supplied with bed, wardrobe, chest of drawers, desk and chair.

Outside there is a low maintenance rear courtyard and a brick built shed for secure storage of bikes. There is ample on street parking without need for permits.

For comfort and safety there is a gas central heating system providing hot water, all windows are double glazed, smoke detectors, fire extinguishers and a fire blanket in the kitchen.

Interior:

separate lounge
well equipped kitchen
bathroom with shower

Exterior:

secure bike storage
on street parking
without restrictions

Kitchen:

full sized cooker
fridge & freezer
washing machine

Entertainment:

broadband
internet access
(tenants pay)

Comfort & safety:

gas central heating
double glazing
smoke detectors