



## STUDENT HOUSE



Rockingham Avenue  
Tang Hall  
York YO31 0TE

shared student house  
five bedrooms

£65 per person per week  
(paid quarterly)

12 months let from 1 August 2009

University of York – 1 mile  
York St John University – 1.75 miles

strictly no smoking / no pets

This six-bedroom house has recently been modernised and is very spacious.

The accommodation comprises a large lounge, recently modernised kitchen, shower room, double bedroom and utility room / bike store on the ground floor. On the first floor are four more double bedrooms, a large single bedroom and a bathroom with a shower over the bath.

The kitchen is provided with a built in oven and hob and large fridge freezer. The washing machine and separate tumble dryer are located in a utility room, which also provides storage for bikes. There is off street parking for at least three cars and easy to maintain gardens.

There are four takeaways, a seven-day late hours supermarket, cash point, chemist, bakers, hairdresser and a bus stop all within a short walking distance. Buses to the city centre run regularly.

**Interior:**

separate lounge  
well equipped kitchen  
bathroom with shower  
shower room

**Exterior:**

off street parking  
easily maintained  
gardens  
secure bike storage

**Kitchen:**

built in oven & hob  
fridge freezer  
washing machine  
tumble dryer

**Entertainment:**

broadband  
internet access  
(tenants pay)

**Comfort & safety:**

gas central heating  
full double glazing  
mains powered  
smoke detectors

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