

STUDENT HOUSE



**Sixth Avenue
Melrosegate
York YO31 0UR**

**shared student house
four bedrooms**

**£55 per person per week
(paid monthly)**

12 months let from 1 July 2009

**University of York – 1.3 miles
York St John University – 1 mile**

strictly no smoking / no pets

Four bedroomed semi-detached furnished house only a short distance from the University of York.

Accommodation comprises four bedrooms, lounge, kitchen/diner, fully equipped bathroom (with shower over the bath).

Kitchen is equipped with electric hob, oven and grill, microwave oven, fridge-freezer, washing machine and tumble dryer. The lounge is provided with a television.

The property has gas central heating, full double-glazing, security alarm and smoke detectors and off street parking.

Close to local shops and bus route, with buses to the city centre every ten minutes.

Excellent value for money and worth viewing.

Interior:

separate lounge
well equipped kitchen
bathroom with shower

Exterior:

off road parking
gardens
secure bike storage

Kitchen:

full sized cooker
microwave oven
fridge freezer
washer dryer

Entertainment:

television
broadband
internet access
(tenants pay)

Comfort & safety:

gas central heating
full double glazing
smoke detectors
security alarm