

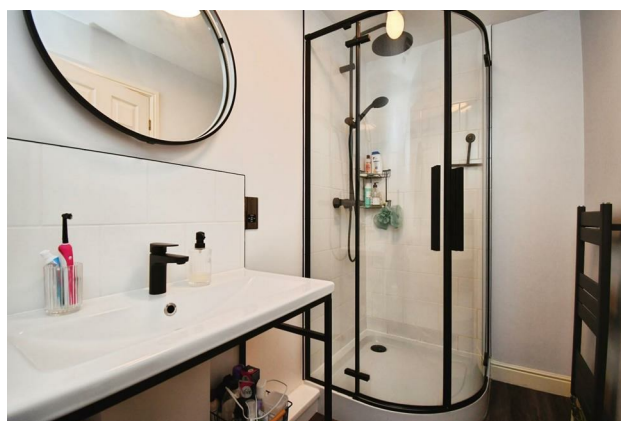
# HUNTERS®

HERE TO GET *you* THERE

22 Waterside, Ripon, HG4 1RA

Guide Price £169,950

Property Images



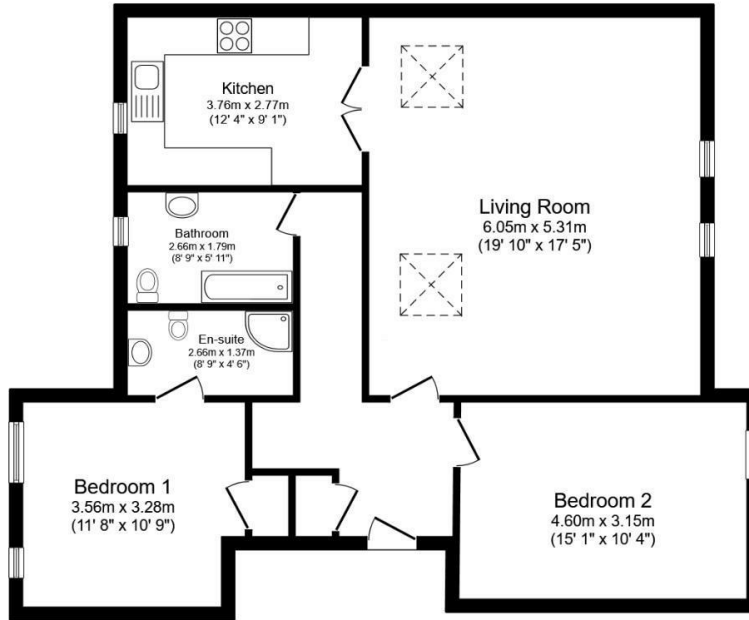
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## Property Images



## Floorplan



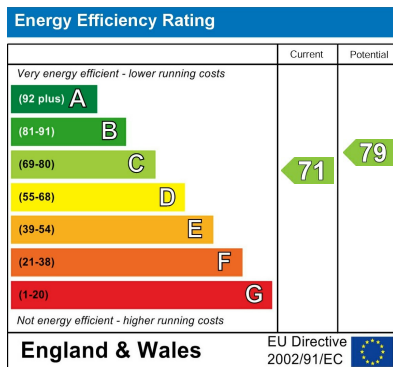
### Second Floor

Floor area 89.7 sq.m. (966 sq.ft.)

Total floor area: 89.7 sq.m. (966 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

## EPC



## Map



## Details

Type: Flat Beds: 2 Bathrooms: 2 Receptions: 1 Tenure: Leasehold

## Summary

A well presented and very spacious two double bedroom top floor apartment with lovely views towards the cathedral situated on the waterside with a designated parking space and convenient lift access to the second floor.

Communal entrance hall, with stairs and lift access with post boxes. The apartment opens to a spacious entrance hall with security entrance phone and useful storage cupboard with boiler and has access to a useful loft area.

The lovely light and bright lounge is a great size, with plenty of room for living and dining. There is a modern fitted kitchen with views towards to the cathedral, two double bedrooms, the master is to the rear and has a built in cupboard and a modern en-suite shower room, there is also a separate house bathroom. There is a designated parking space.

Being close to Ripon city, this property is an ideal first time buyer, investment or retirement option and must be viewed to appreciate. Pets are allowed.

## Features

• TOP FLOOR VIEWS TO THE CATHEDRAL • LIFT ACCESS TO THE HIGHER FLOORS • LOVELY LIGHT AND BRIGHT ROOMS • CENTRAL HEATING THROUGHOUT • IDEALLY LOCATED CLOSE TO TOWN • DESIGNATED PARKING • SECURITY ENTRANCE PHONE • TWO DOUBLE BEDROOMS ONE WITH ENSUITE • HOUSE BATHROOM • MODERN BATHROOMS AND KITCHEN