

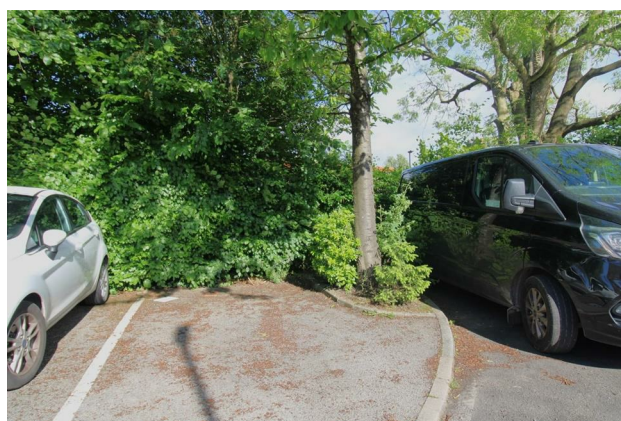
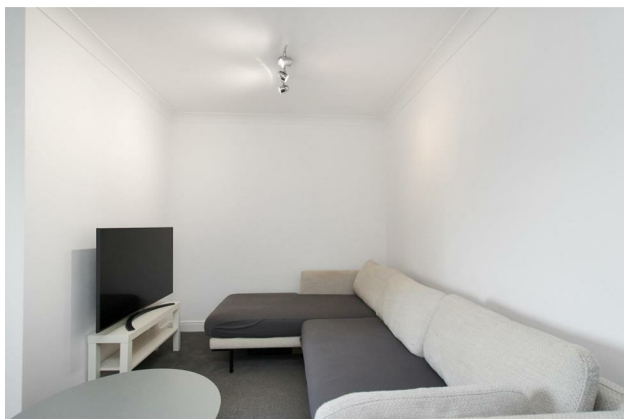
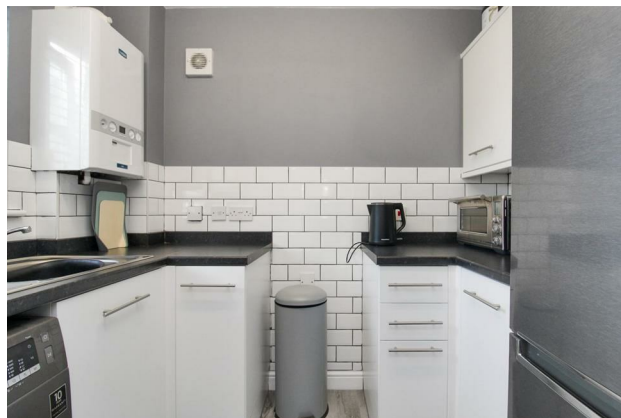
# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE

**44 Ash Grove, Ripon, North Yorkshire, HG4 2DJ**

**Offers Over £120,000**

**Property Images**

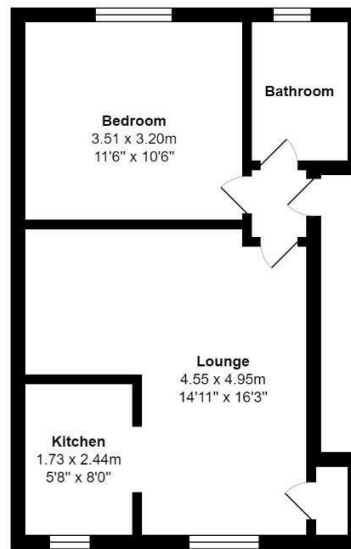


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Property Images

## Floorplan



Ground Floor

Total Area: 40.0 m² ... 431 ft²

All measurements are approximate and for display purposes only

## EPC

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	76	76
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

## Map



## Details

Type: Apartment - Purpose Built Beds: 1 Bathrooms: 1 Reception: 1 Tenure: Leasehold

## Summary

Welcome to Ash Grove, Ripon - a charming location perfect for those seeking a peaceful retreat. This modern one-bedroom apartment, built in 1995, offers a delightful living experience with a deceptively spacious living area, super king sized bedroom, modern house bathroom and fitted modern kitchen.

Situated on the first floor, this apartment boasts a spacious interior with a large living/dining area, ideal for relaxing or entertaining guests. The modern fitted kitchen is perfect for whipping up delicious meals, while the contemporary bathroom provides a touch of luxury.

Centrally heated and double glazed, this apartment ensures comfort all year round. Additionally, the allocated parking space makes coming home a breeze.

Nestled in a lovely quiet cul-de-sac, this property offers a serene environment for you to unwind after a long day. Don't miss the opportunity to make this apartment your own and enjoy the tranquillity of Ash Grove.

lease 970 years left

£25 ground rent per annum

## Features

• ONE DOUBLE BEDROOM • FIRST FLOOR APARTMENT • PURPOSE BUILT • LOUNGE/DINING ROOM • KITCHEN • BATHROOM • PRIVATE PARKING • LEASEHOLD 970YEARS LEFT • GROUND RENT £25 • SERVICE CHARGE £1064 PA