



Homeyork House, Danesmead Close, York, YO10 4QX

- Spacious Two-Bed Apartment
- Largest 2 Bed Apartment in the Building
- On Site Visitor Accommodation
- Laundry Facilities
- Over 60's (If a couple at least 1 person must be over 60)
- Lift
- Parking Space Included

Offers Over £130,000

HUNTERS®
HERE TO GET *you* THERE

Homeyork House, Danesmead Close, York, YO10 4QX

DESCRIPTION

Spacious Two-Bed Apartment in Over-60s Development – Approx. 10% Larger Than Standard

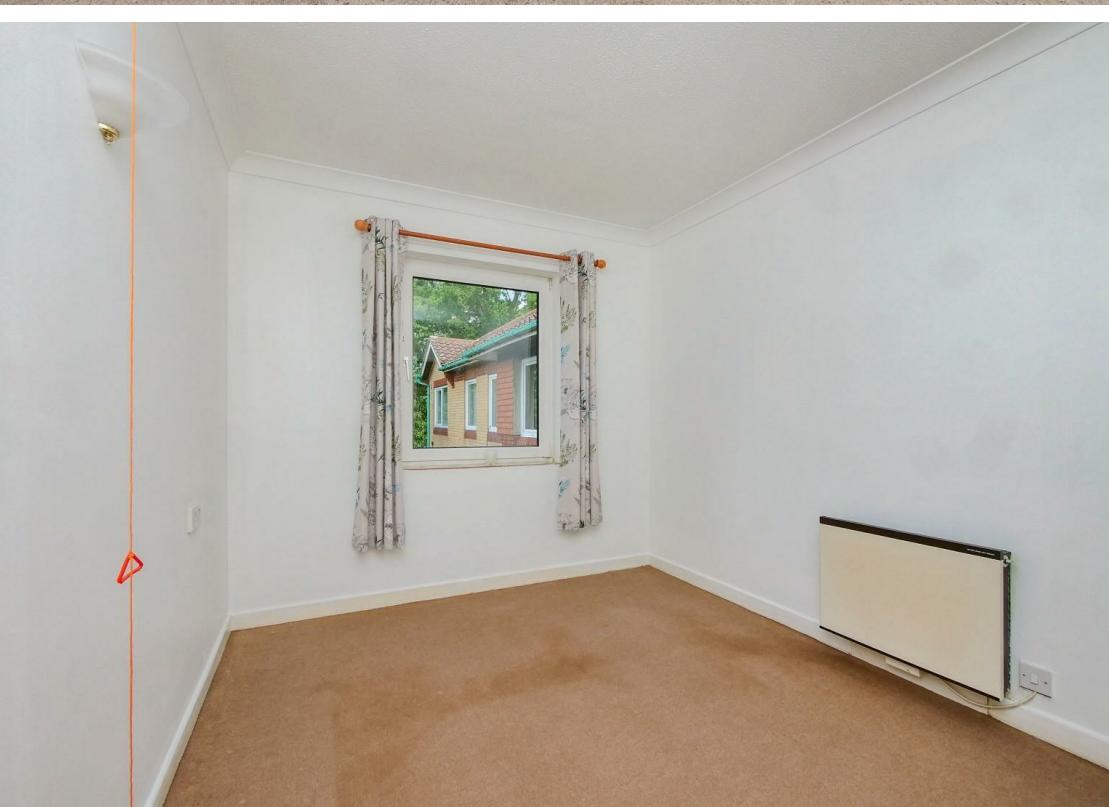
Formerly the manager's residence, this well-presented two-bedroom second-floor apartment offers extra space, privacy (with no adjoining flats), and pleasant views. Located in the popular Homeyork House development, it features a bright living room, modern kitchen, two double bedrooms with fitted wardrobes, and a contemporary shower room.

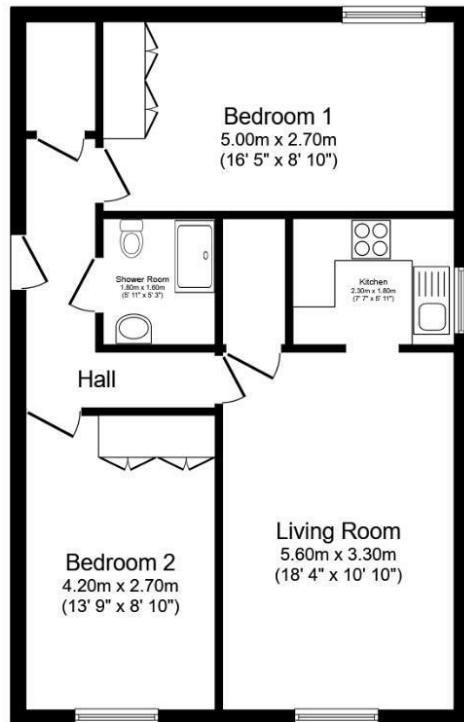
Benefits include electric heating, ample storage, a lift to all floors, and a 24-hour emergency call system. Residents enjoy access to a communal lounge, laundry facilities, attractive gardens, on-site parking, and en suite guest rooms available for overnight visitors.

Offered with no onward chain.

*Only one occupant in a couple needs to be over 60.







Floor Plan

Floor area 59.8 sq.m. (643 sq.ft.)

Total floor area: 59.8 sq.m. (643 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

Viewings

Please contact york@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

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

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.