



25 CENTURION SQUARE, SKELDERGATE, YO1 6DP
£395,000

Carter Jonas

A superb and sizeable two bedroom apartment, together with secure undercover parking and very pretty communal gardens. The apartment enjoys the easiest of access to all the city has to offer and is within easy reach of the railway station.

Accommodation comprises: Communal entrance, private entrance hall, free flowing kitchen, dining area and sitting room, large master bedroom with ensuite shower room, second bedroom, family bathroom, utility/ store cupboard, communal gardens and undercover secure parking.

One of the largest apartments in this very well regarded city centre development, 25 Centurion Square enjoys a striking corner position with views along Skeldergate, and provides significant living space, which has been finished to a very high quality.

The apartment has been comprehensively upgraded and refurbished throughout and benefits from a superb kitchen and stylish bathrooms. The accommodation is well planned and extensive at over 957 square feet and features a dramatic free flowing living area, showcasing a stunning contemporary kitchen, quality integrated appliances and feature lighting.

There is a generous dining area and large sitting room with dramatic floor to ceiling windows. The feeling of space continues throughout with a substantial principal bedroom with a very smart ensuite shower room and pretty Juliette balcony. The second bedroom is also a good double and could be used as a snug, if preferred. Built in 2005, Centurion Square enjoys a superb position in the very heart of the city centre within minutes of all of the amenities yet enjoying a tranquil feel and benefits from pretty and mature communal gardens.

Approached through secure gates, the property benefits from double glazing and an upgraded modern electric heating system. This is a true lock up and leave property yet offers the space and substance for full time city living.

York is a thriving cathedral city, rich in history and culture, with excellent restaurants, bars and shops. The city is ideally placed for easy access from anywhere in the UK as well as access to Europe via Kings Cross, 1 hr 50mins away.

Material Information –

Council Tax - Band D
Lease Length - 106 Years
Ground Rent - £250 per annum
Annual Service Charge - £1766 per annum

Services -

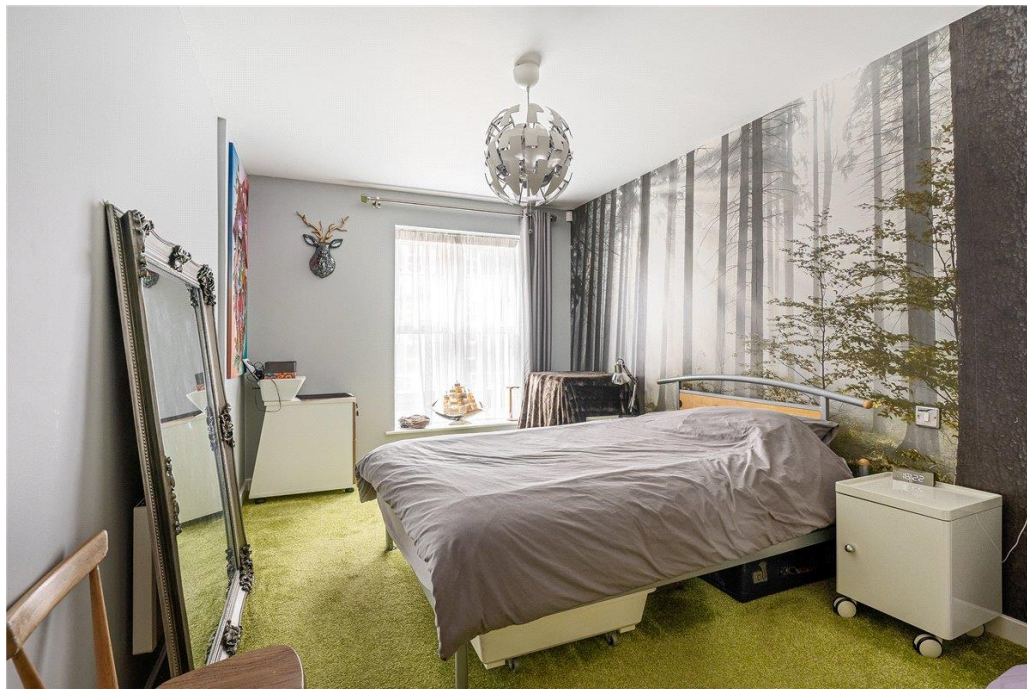
Electric central heating, mains water, mains sewerage

TENURE Leasehold **LOCAL AUTHORITY** City of York Council

EPC BAND To be confirmed

A BRIGHT AND SPACIOUS CORNER APARTMENT IN ONE OF YORK'S MOST POPULAR DEVELOPMENTS.





Classification L2 - Business Data



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25 Centurion Square

Approximate Gross Internal Area = 89 sq m / 957 sq ft

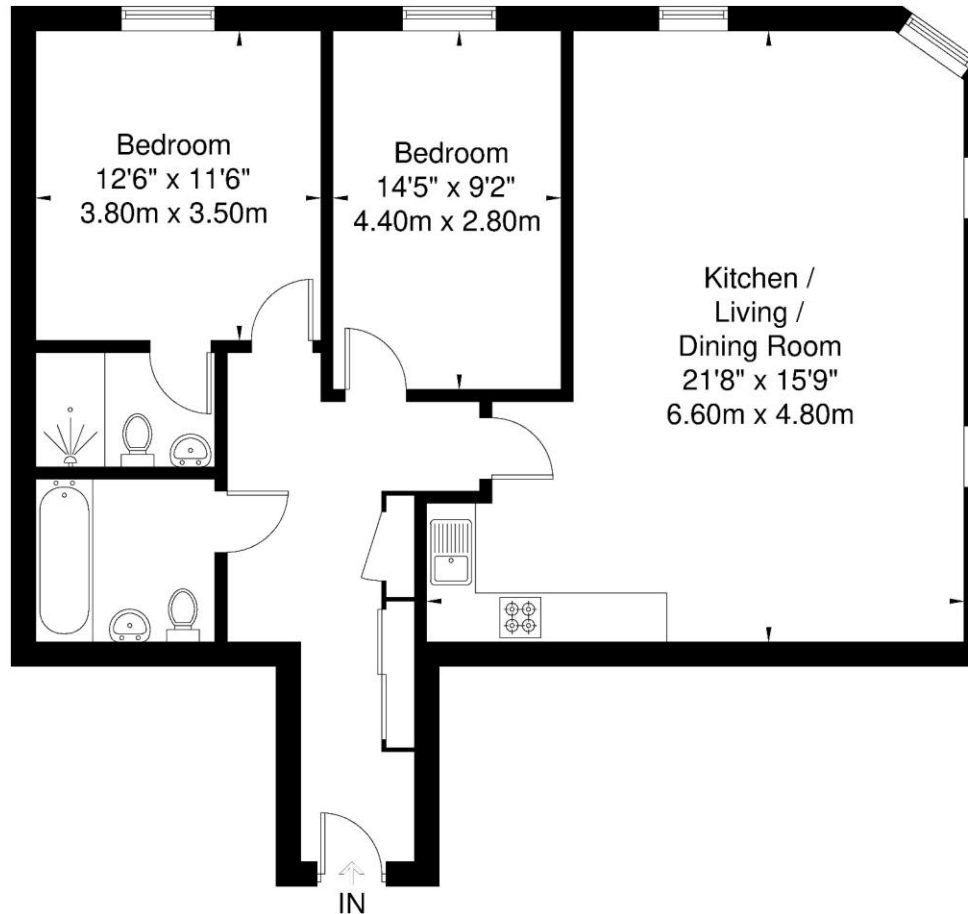


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