




Emperors Wharf,  
Skeldergate, York  
£1,250 pcm

\*\*\*A Lovely Two Bedroom  
Apartment\*\*\*Secure  
Underground Allocated Parking  
Space Included\*\*\* City Centre  
Location\*\*\* Skeldergate  
Area\*\*\* Close To Bishopthorpe  
Road Shops And Restaurants  
\*\*\* Walking Distance Of The  
Railway Station\*\*\*  
Unfurnished\*\*\* Available May  
2025\*\*\*

## Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i> <b>(92-100) A</b>		
<b>(81-91) B</b>	<b>80</b>	<b>80</b>
<b>(69-80) C</b>		
<b>(55-68) D</b>		
<b>(39-54) E</b>		
<b>(21-38) F</b>		
<b>(1-20) G</b> <i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>		EU Directive 2002/91/EC 

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

Viewing	Strictly by appointment with MT Property Consultancy - Head Office
Reference	Telephone 01904 208106 RL0148
	Council Tax Band: D
	Deposit: £1,440
	Holding Deposit: £285
	Electricity supply: Mains
	Water supply: Mains
Additional Information	Sewerage: Mains
	Broadband: ADSL, Cable
	Accessibility measures: Not suitable for wheelchair users, Lift access
	Flood risk: Flood defenses present
	Source of flood: River
	Restrictions: Lease restrictions

Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective tenant.