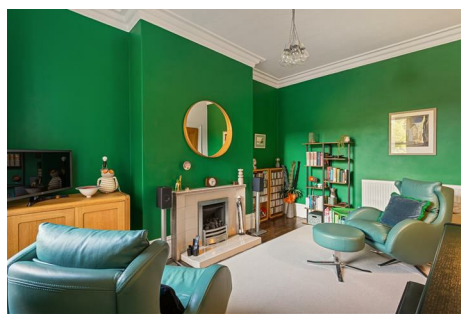


N A I S H  
E S T A T E   A G E N T S



Y O R K  
E S T . 1 9 3 9



## 68 Wigginton Road , York, YO31 8JQ

**CASH BUYERS ONLY!** This property has historical structural movement - please contact us for a copy of the survey.

Located on Wigginton Road to the North of York, this delightful four-bedroom period townhouse presents an exceptional opportunity for families and investors.

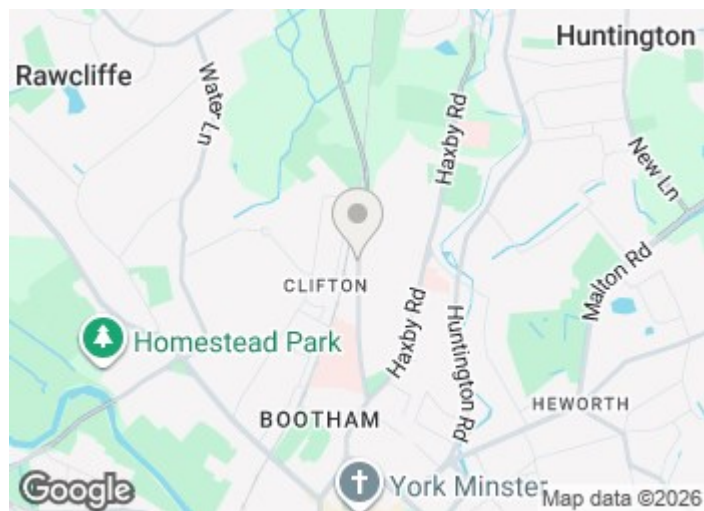
**Offers In The Region Of £270,000**

# 68 Wigginton Road

, York, YO31 8JQ



- CASH BUYERS ONLY
- Period Features
- Two Reception Rooms
- Four Bedroom Townhouse
- Central Location

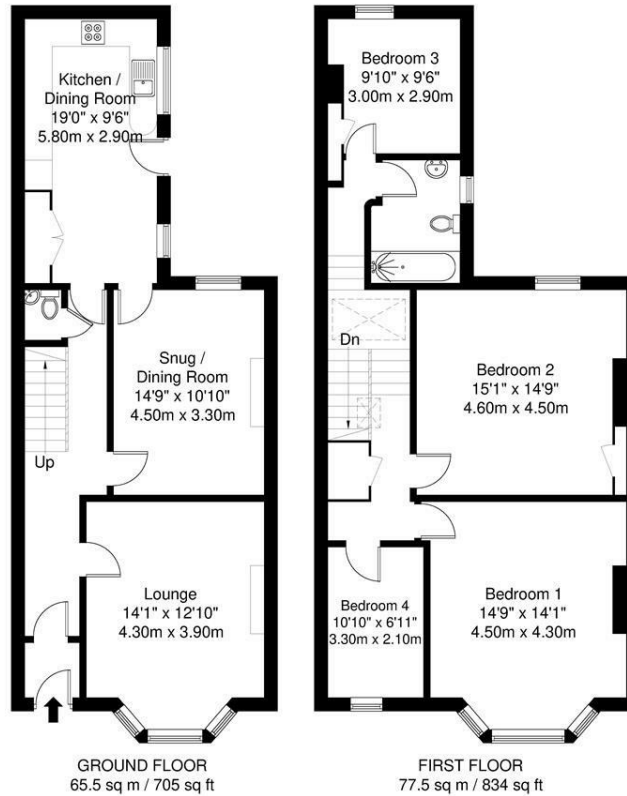


[Directions](#)



# Floor Plan

## Wiggington Road



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

3 High Petergate, York, YO1 7EN  
 Tel: 01904 653564 Email: naish@naishproperty.co.uk www.naishproperty.co.uk

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			<b>81</b>
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>		<b>66</b>	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	