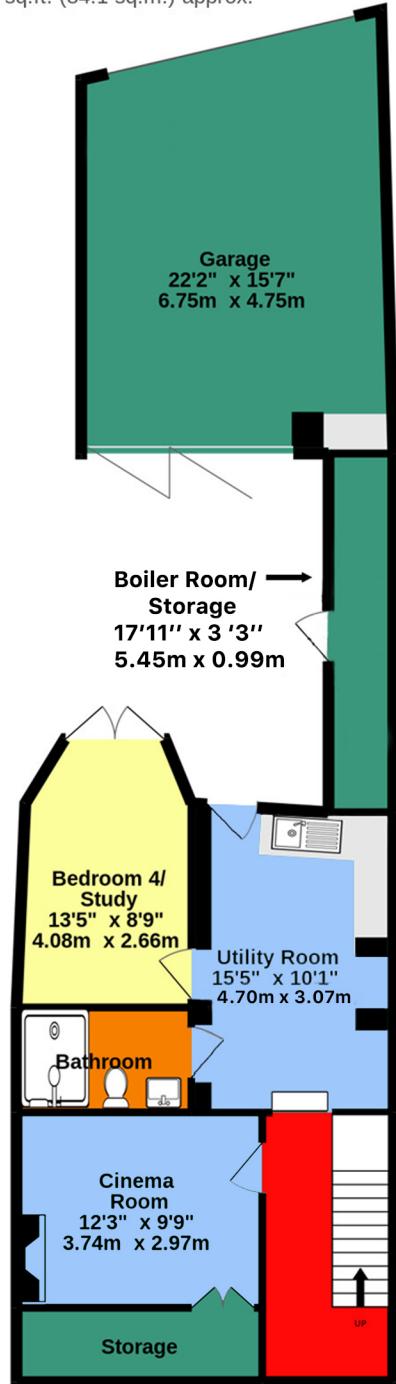


BASMENT  
905 sq.ft. (84.1 sq.m.) approx.

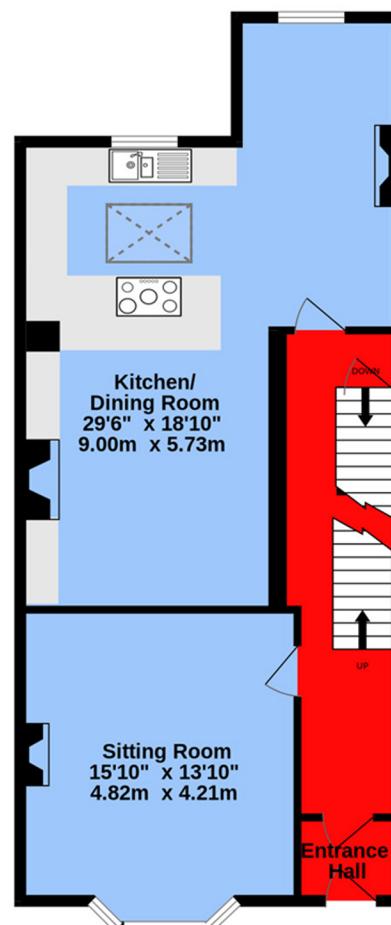


60 SCARCROFT ROAD, YORK, YO23 1NF

TOTAL FLOOR AREA : 2740 sq.ft. (254.6 sq.m.) approx.



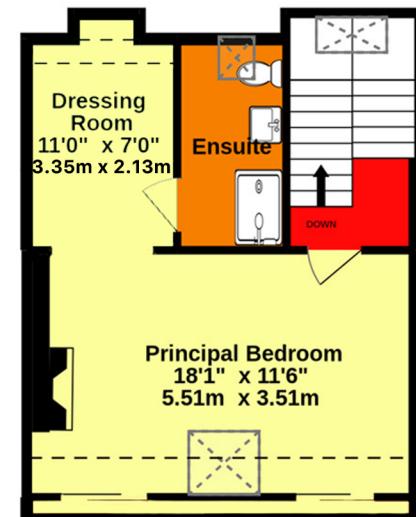
GROUND FLOOR  
753 sq.ft. (70.0 sq.m.) approx.



1ST FLOOR  
677 sq.ft. (62.9 sq.m.) approx.



2ND FLOOR  
404 sq.ft. (37.6 sq.m.) approx.



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.  
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