



High Meadow, Selby, YO8 3LT

Offers In The Region Of £230,000



High Meadow

Selby, YO8 3LT

- No Onward Chain
- Three Bed Semi-Detached House
- South East Facing Rear Garden
- 110 Sq. M./ 1189 Sq. Ft.
- FREEHOLD
- Mains Water. Mains Sewerage
- Mains Gas Central Heating. Mains Electricity
- Brick Built Construction
- EPC Rating 'E' (48)
- Council Tax Band 'C'



****OFFERED WITH NO ONWARD CHAIN****

We are pleased to offer this impressive three-bed semi-detached house with South East facing rear garden and off street parking.

This much loved home comprises on the ground floor hallway with storage cupboard, spacious lounge with large picture window to the front, Dining kitchen with plenty of cupboard and worksurface space and spaces for cooker and washing machine. The kitchen leads into the sunroom for extra ground floor space which could also be used as an office or play room. The Sunroom has a door out into the rear garden. The bathroom is also situated on the ground floor and comprises bath and basin with the toilet in adjacent room.

Ascending the stairs, the first floor hosts three well-proportioned bedrooms. The master bedroom at the rear of the house has large window and built in wardrobes. The second bedroom at the front also comprises built in wardrobes and third bedroom at the rear can also accommodate double beds. There is also a large storage cupboard accessed off the landing which currently houses the water tank.

Externally the property boasts a South East facing rear garden mainly laid to lawn with patio areas which would be ideal for alfresco dining. The car store can be accessed via the rear garden with a garage door to the front. There is also drive way parking to the front (more could be created if necessary with the removal of the front garden).

Situated in a sought-after residential area, close to a wealth of local amenities, schools, and transport links, this property provides a harmonious blend of suburban tranquillity and urban convenience. Whether it be weekly grocery shopping or enjoying leisurely strolls in the nearby green spaces, residents will find everything within easy reach.

NBB. Please note this is a probate property and probate has been applied for.







Ground Floor



Floor 1

Approximate total area⁽¹⁾

110.5 m²
1189 ft²

Reduced headroom

0.7 m²
8 ft²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.



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