



Portholme Drive, Selby YO8 4QF

Offers Over **£180,000**



Portholme Drive

Selby, YO8 4QF

- Three Bed Mid-Terraced House
- North West Facing Rear Garden
- 71 Sq.M/ 764 Sq. Ft.
- Mains Electricity. Mains Gas Central Heating
- Mains Water. Mains Sewerage
- Broadband FTTP. Mobile: 5G
- Brick Built Construction
- EPC Rating 'D'
- Council Tax Band 'A'



An immaculately presented, refurbished, three bedroomed mid terraced home which is ready to move straight into.

From the moment you stand on the front door step, you can see and feel the 'new' bursting from the seams of this lovely family home.

The through Lounge has plush grey carpets, generous window to the front elevation and to the rear elevation, a glass door with glass door panels, which opens out into the conservatory at the rear.

The modern Kitchen has white high gloss kitchen wall and floor units with an attractive Oak effect work surface and white Metro tile splash back. Built-in cooking facilities include an Electric Oven with Ceramic hob with cooker hood/light over. A stainless steel, single drainer sink unit with flexi-hose mixer tap over and space for an automatic washing machine, tumble dryer and fridge/freezer.

Upstairs, you will find two 'double' bedrooms and a single, which is currently used as a dressing room and office.

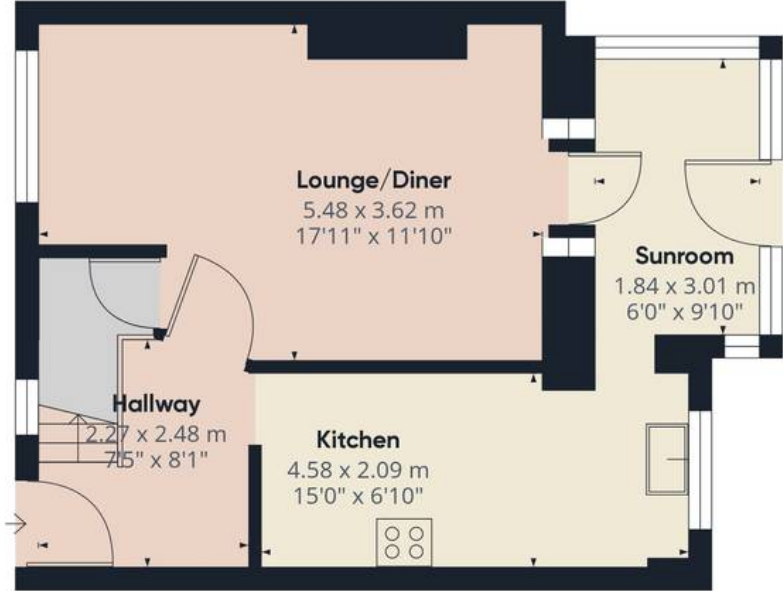
The family bathroom is decorated in muted and comprises a 'P' shaped bath with shower over, vanity wash hand basin and back to wall w.c., both set within white bathroom furniture. A chrome heated radiator, spotlights to the ceiling and window to the front elevation.

Outside: To the front of the property is an open, low maintenance front garden space. An archway leads from the front of the property to the rear, giving right of way to this and the neighbouring garden.

To the rear is a generous enclosed garden which is mainly laid to lawn with attractive Indian stone patio area, perfect for enjoying balmy summer evenings.



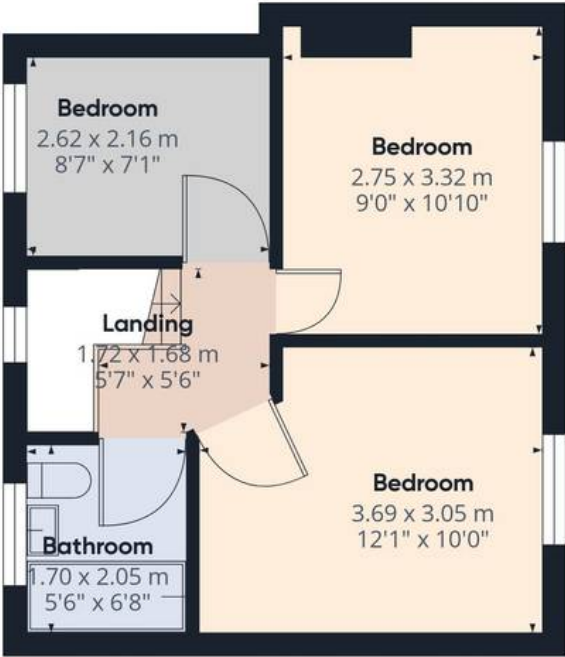




Ground Floor

Approximate total area⁽¹⁾

70.64 m ²
760.36 ft ²



Floor 1

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.



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