



HUDSON
MOODY

8 Grants Avenue, Fulford, York YO10 4HZ

***** VIEWING ADVISED ***** A well presented and updated TRADITIONAL SEMI-DETACHED HOUSE situated in Fulford, conveniently located close to The University of York, Fulford School and also Fulford Golf Course. The house stands on a good sized plot and offers three bedrooms, two reception rooms, single detached garage and is offered for sale with no onward chain.

- Three Bedroom 1930's Semi Detached House in Fulford
- Well Fitted, Brand New Shaker Style Kitchen
- Two Double Bedrooms
- Single Bedroom or Home Office
- Brand New Bathroom with Modern White Suite
- Off Street Parking and Single Detached Garage
- Attractive Rear Garden
- Conveniently Situated Close to The University of York, Fulford School and Fulford Golf Course
- Good Access to York City Centre and A64
- No Onward Chain

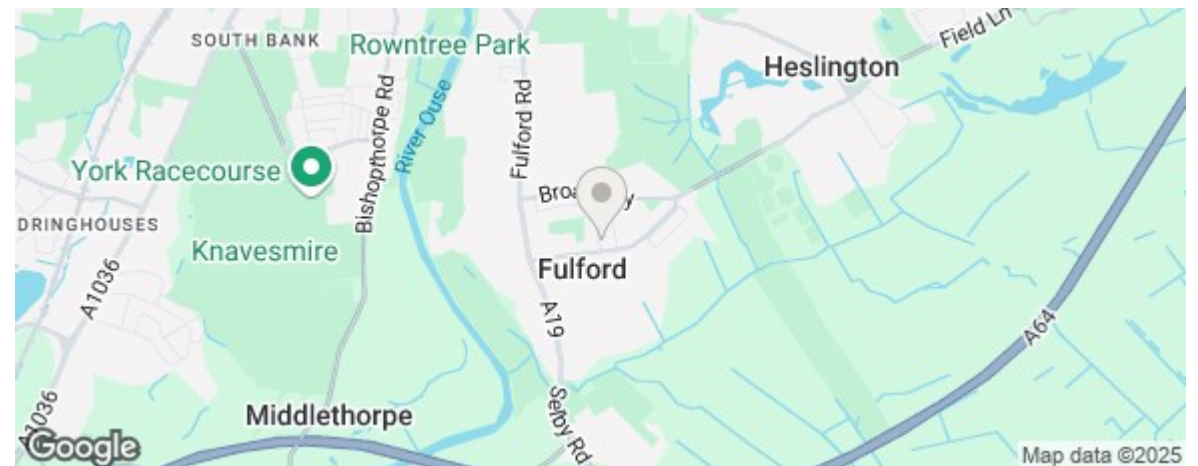
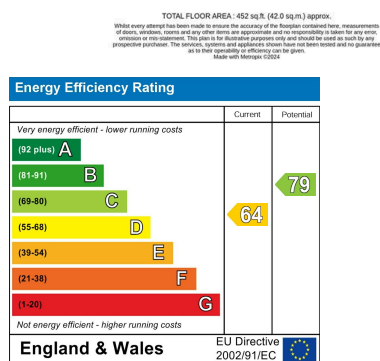
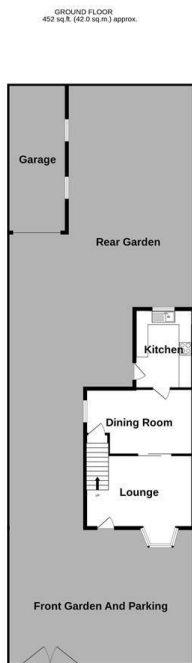
Guide Price £350,000

Tenure: Freehold

Council Tax Band: C







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IMPORTANT NOTICE

1. These particulars have been prepared as accurately and as reliably as possible, but should not be relied upon as 'statement of fact'. If there is any point which is of particular importance to you, please contact the office and we would be pleased to check the information. Please do so particularly if contemplating travelling some distance to view the property.
2. We have not tested any services, appliances, equipment or facilities and nothing in these particulars should be deemed to be a statement that they are in good working order, or that the property is in good structural condition or otherwise.
3. Any areas, measurements, floor plans or distances referred to are given as a guide only and are not precise.
4. Purchasers must satisfy themselves by inspection or by otherwise regarding the items mentioned above and as to the correctness of each of the statements contained in these particulars.
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