

EMSLEY MAJOR
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FOR SALE

Call 01547 823570
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Lime Tree Avenue
Easingwold, York, YO61 3RT
Asking Price £325,000



Lime Tree Avenue

Easingwold, York, YO61 3RT

STYLE - Link Detached Home

HIGHLIGHTS - Situated on Hugely Desirable Claypenny Development, Updated by Current Owners, Stylish Decor, South Facing Garden

THREE WORDS - LOVELY. LIVING. LIFESTYLE!

Charming Home in Desirable Claypenny

Welcome to 5 Lime Tree Avenue, Easingwold – a delightful semi-detached home nestled in the heart of the highly sought-after Claypenny development. This charming residence perfectly marries modern convenience with a touch of country style, offering a warm and inviting atmosphere for families and professionals alike.

The property has been thoughtfully updated by the current owners, complimenting the home's stylish interior, featuring new flooring, a new boiler as well as the new insulated ceiling in conservatory & tasteful décor throughout.

STEP INSIDE

Upon entering, you are greeted by a spacious sitting room that flows seamlessly into the modern fitted kitchen and into a bright garden room. This versatile space can serve as a dining area, playroom, or a tranquil garden room, allowing you to enjoy the outdoors from the comfort of your home.

BEDROOMS

Upstairs, the master bedroom boasts an ensuite, providing a private retreat for relaxation. Two additional bedrooms offer ample space for family, guests, or a home office, accompanied by a well-appointed family bathroom.





OUTSIDE

Step outside to discover a south-facing enclosed garden, a perfect haven for gardening enthusiasts or a safe play area for children. The garden leads to a single garage, accessible via a shared driveway, and offers off-street parking for your convenience.

The front of the property features a neatly stoned area with a retaining brick wall, adding to the home's curb appeal. Pedestrian access leads you down the side of the property to the rear garden, ensuring privacy and ease of access.

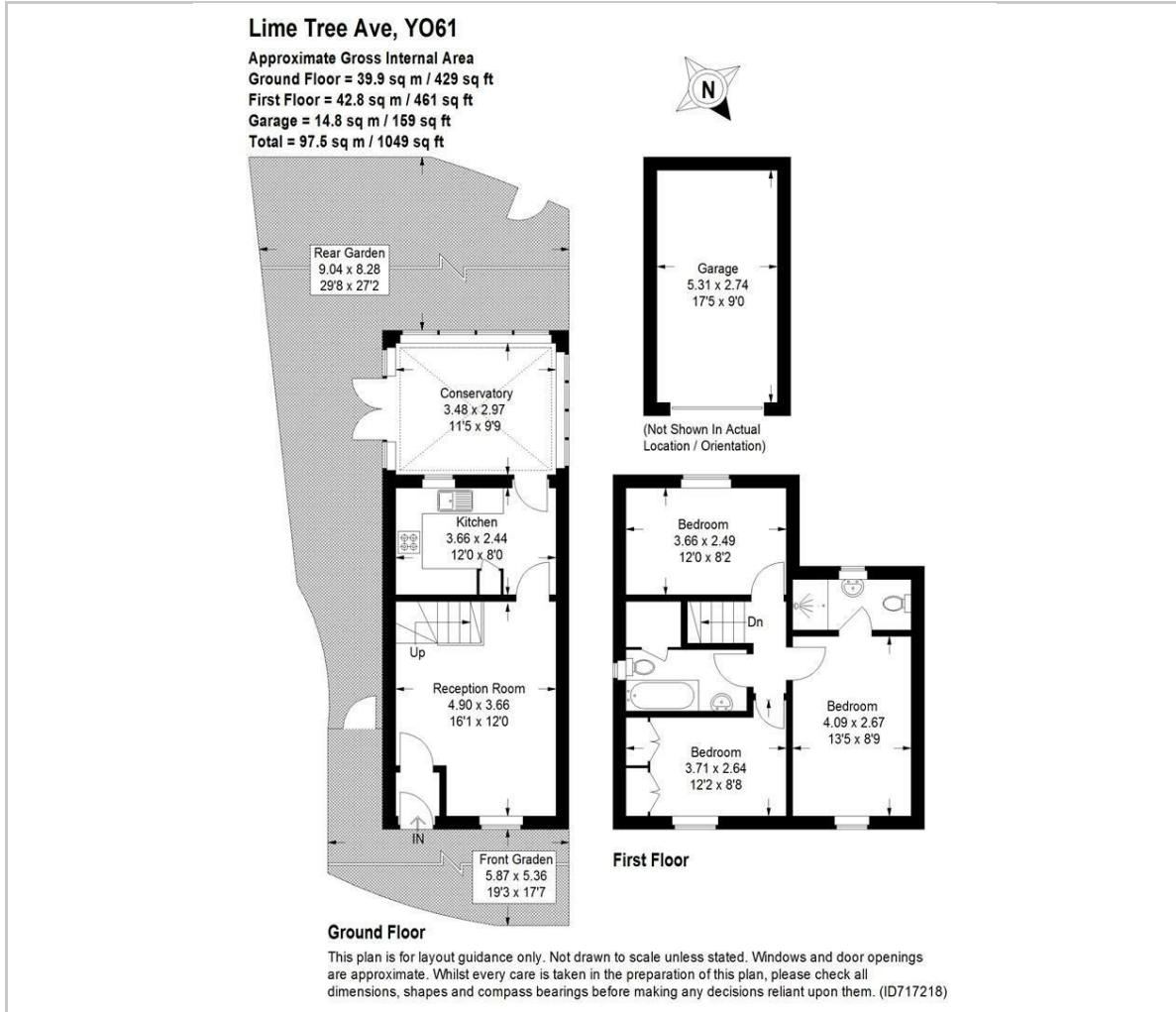
SERVICES

With no onward chain, this home is ready for you to move in and make it your own. Enjoy the benefits of gas central heating and UPVC double glazing, ensuring comfort and efficiency year-round.

5 Lime Tree Avenue is more than just a house: it's a lifestyle opportunity in a prime location. Arrange a viewing today and experience the charm and convenience this home has to offer.



Floor Plan



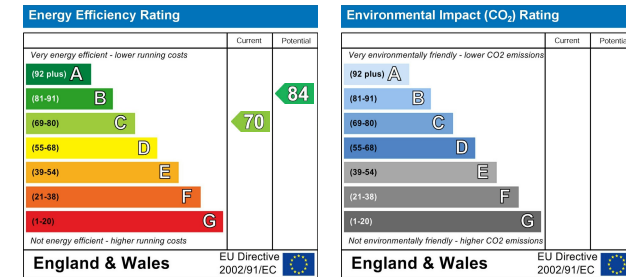
Viewing

Please contact our Emsley Mavor Estate Agents Office on 01347823579 if you wish to arrange a viewing appointment for this property or require further information.

Area Map



Energy Efficiency Graph



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