

# linkagency

3 Bedroom House - Semi-Detached for Sale

Asking Price £265,000

2 Landing Lane, Hemingbrough, Selby, YO8 6RA



## KEY FEATURES

- LARGE GARDEN
- MODERN KITCHEN
- ENERGY EFFICIENT
- WILL MAKE LOVELY FAMILY HOME
- IDEAL FOR FIRST TIME BUYER
- NEW CARPETS
- ACCESSIBLE FOR M62 AT HOWDEN AND A19 TO YORK



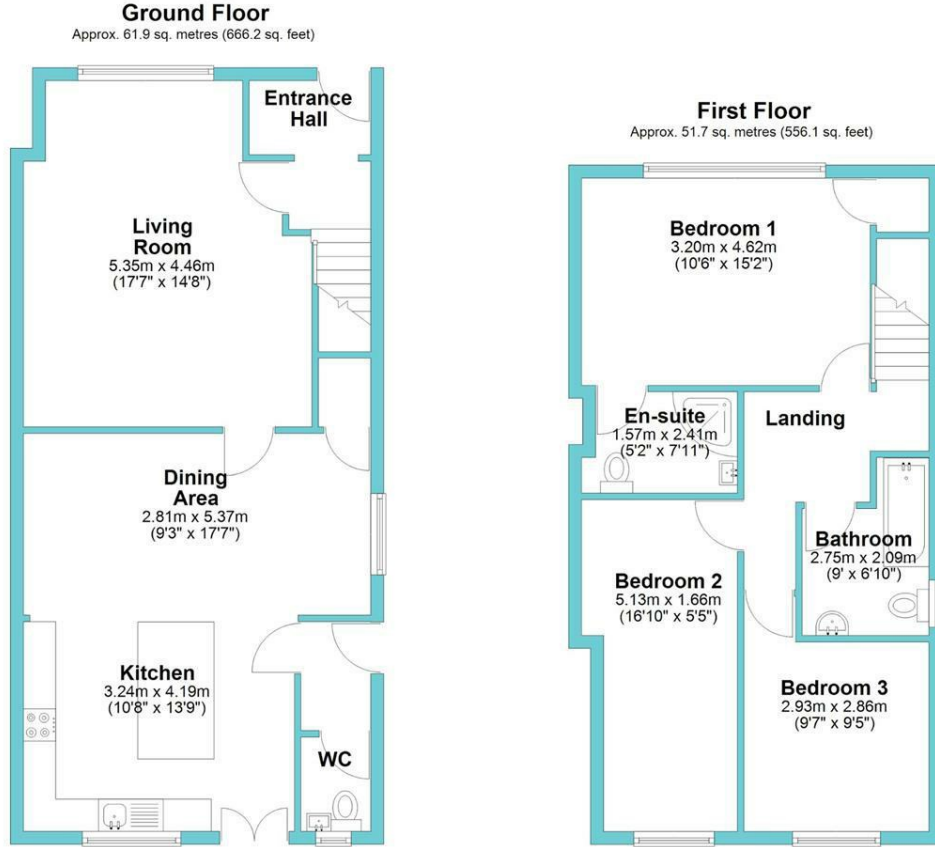








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Total area: approx. 113.5 sq. metres (1222.2 sq. feet)

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>		73	87
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Disclaimer

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