



HUNTERS[®]
HERE TO GET *you* THERE

25 Nalton Street, Selby, YO8 4AE

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Asking Price £150,000

DESCRIPTION

NO ONWARD CHAIN. Hunters Selby are delighted to offer for sale this mid terrace property in need of a full renovation situated within walking distance of Selby town Centre. The property benefits from UPVC double glazing and briefly comprises an entrance hall, lounge, dining room and kitchen to the ground floor. To the first floor there is two double bedrooms and an ensuite bathroom. A staircase leads to the second floor to the bathroom and a store. Outside to the rear of the property there is a low maintenance courtyard garden and allocated parking. Viewing comes highly recommended to appreciate the accommodation on offer. Call Hunters Selby, seven days a week to book a viewing.

LOCATION

The ancient town of Selby was originally settled during the Roman period, and since then has built a rich and varied history, from battles to the birth of King Henry I. The amenities of the town are comprehensive, including supermarkets, a hospital, several good schools at primary and secondary level, many pubs and restaurants, along with a bustling high street with its selection of shops. The town is also home to the beautiful Selby Abbey, founded in 1069. Another strong point of Selby is its excellent transport links, with bus links to all of the surrounding towns and cities and direct rail routes to London, Leeds, Manchester and York.

DIRECTIONS

From Selby Town centre take the A19 at the traffic lights towards Doncaster. Take the first left after the town hall onto Ebor Street and follow the road round onto Nalton Street where the property can be identified by our Hunters for sale board.

Material Information - Selby

Tenure Type; Freehold
Council Tax Banding; A
EPC Rating : E

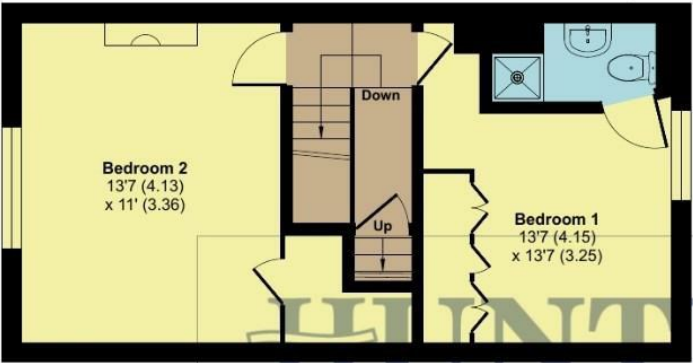
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selby@hunters.com | www.hunters.com

Nalton Street, Selby, YO8

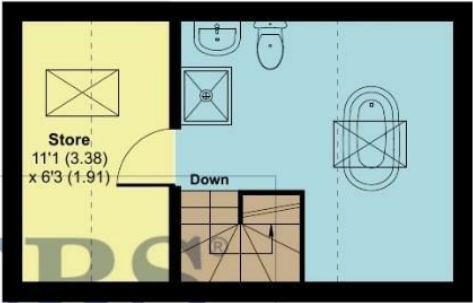
Approximate Area = 983 sq ft / 91.3 sq m
Limited Use Area(s) = 88 sq ft / 8.1 sq m
Outbuildings = 61 sq ft / 5.6 sq m
Total = 1132 sq ft / 105 sq m

For identification only - Not to scale

Denotes restricted
head height



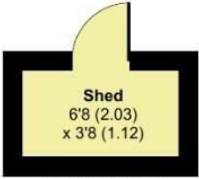
FIRST FLOOR
APPROX FLOOR
AREA 35 SQ M
(377 SQ FT)



SECOND FLOOR
APPROX FLOOR
AREA 10.7 SQ M
(116 SQ FT)



GROUND FLOOR
APPROX FLOOR
AREA 45.5 SQ M
(490 SQ FT)



OUTBUILDING 2
APPROX
AREA 2.2 SQ M
(24 SQ FT)



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). Produced for Hunters Property Group. REF: 1348431

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