



Glenridding, , York, YO24 2SQ

- POPULAR LOCATION
- LOUNGE DINER
- COUNCIL TAX BAND D
- CLOSE TO AMENITIES
- CONSERVATORY
- EPC RATING D

£400,000



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DESCRIPTION

A well maintained, extended, four bedroom detached home in the popular residential area of Woodthorpe.

Upon entering the property you have a porch leading through to the hallway with useful understairs storage cupboard.

From the hall you access the kitchen to the rear of the property with its range of base and wall units, integrated appliances and a large window that overlooks the garden and fills the room with natural light. There is a space for a dining table and chairs and an external door leads out to the garden and you can also access the integral garage.

The lounge diner runs front to back of the property and enjoys a feature fireplace creating a focal point to the room, sliding doors to the rear lead to the conservatory.

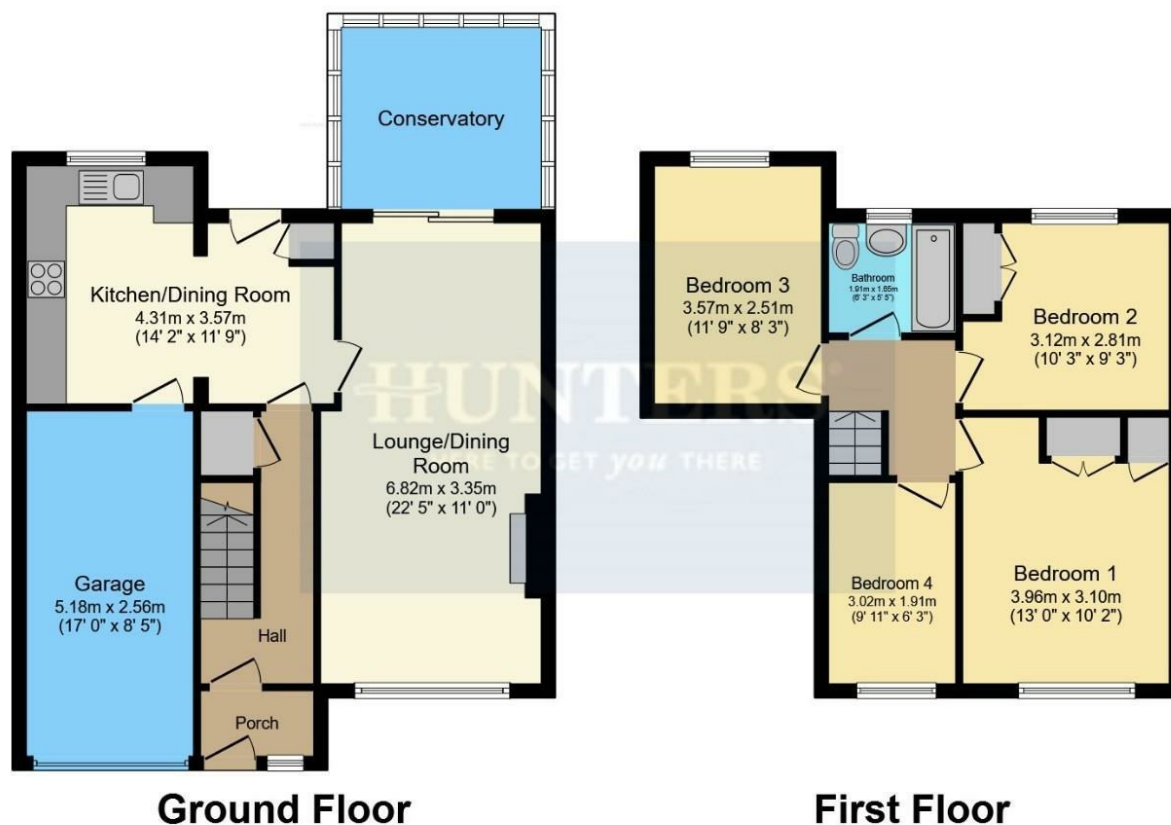
To the first floor you have four bedrooms and the family bathroom with its sink, W.C and bath with shower over.

Externally the property has a front garden and driveway providing off street parking for multiple vehicles. To the rear is an enclosed garden, mainly laid to lawn with patio seating area.

Viewing of this property is highly recommended to truly appreciate all it has to offer.







Total floor area 113.5 sq.m. (1,222 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

Viewings

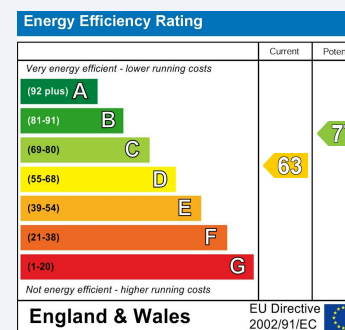
Please contact york@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.