



Granary Court, Main Street, Heslington £795,000

Located in this beautifully mature backwater location, this stunning home sits within gated grounds and has been sympathetically improved whilst still allowing for discerning buyers to add their finishing touches and is offered for sale with no forward chain.



Offering spacious and flexible accommodation arranged across a single storey dwelling, the property has three spacious, ensuite bedrooms. This beautiful home effortlessly combines traditional, original features with modern fixtures and fittings and provides the opportunity to add the all important finishing touches.



You enter the home through a welcoming porch, into a stylish entrance hall. To the right is space for a large utility and bathroom. The work on these rooms has been commenced, including electrics and plumbing, whilst allowing for completion to your style and specification.

The kitchen/living/dining area perfectly encapsulates open plan living. The brand new shaker style kitchen, complete with granite worktops and range cooker, gives a perfect modern, yet traditional feel. A stunning central island sits in the heart of the kitchen and provides a brilliant seating area for breakfast or informal dining. French doors open up from the kitchen and living area onto the beautifully landscaped wraparound garden, flooding the kitchen with natural light.

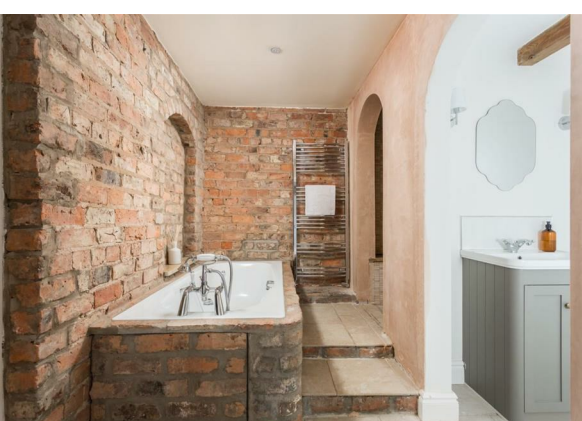


Stunning sliding oak doors lead to the dining room and then onwards to two further reception rooms and three en-suite bedrooms offering an opportunity to mark your own stamp.

The spacious master bedrooms benefits from a vaulted ceiling, fitted wardrobes and underfloor heating. The exposed brick en-suite includes a large bath, vanity unit and partially completed walk in shower. Externally the property is accessed through a wrought iron electric gate onto the block paved driveway. The garden has been thoughtfully landscaped and is made up of a stone-flagged patio, decked and lawned areas with well established trees. The vendors have created an impeccable outside entertaining area with an outdoor kitchen which has all services connected, as well as a pizza oven, and is currently home to a hot tub. The outdoor kitchen is a fantastic space and another reason that this is a brilliant home for hosting.

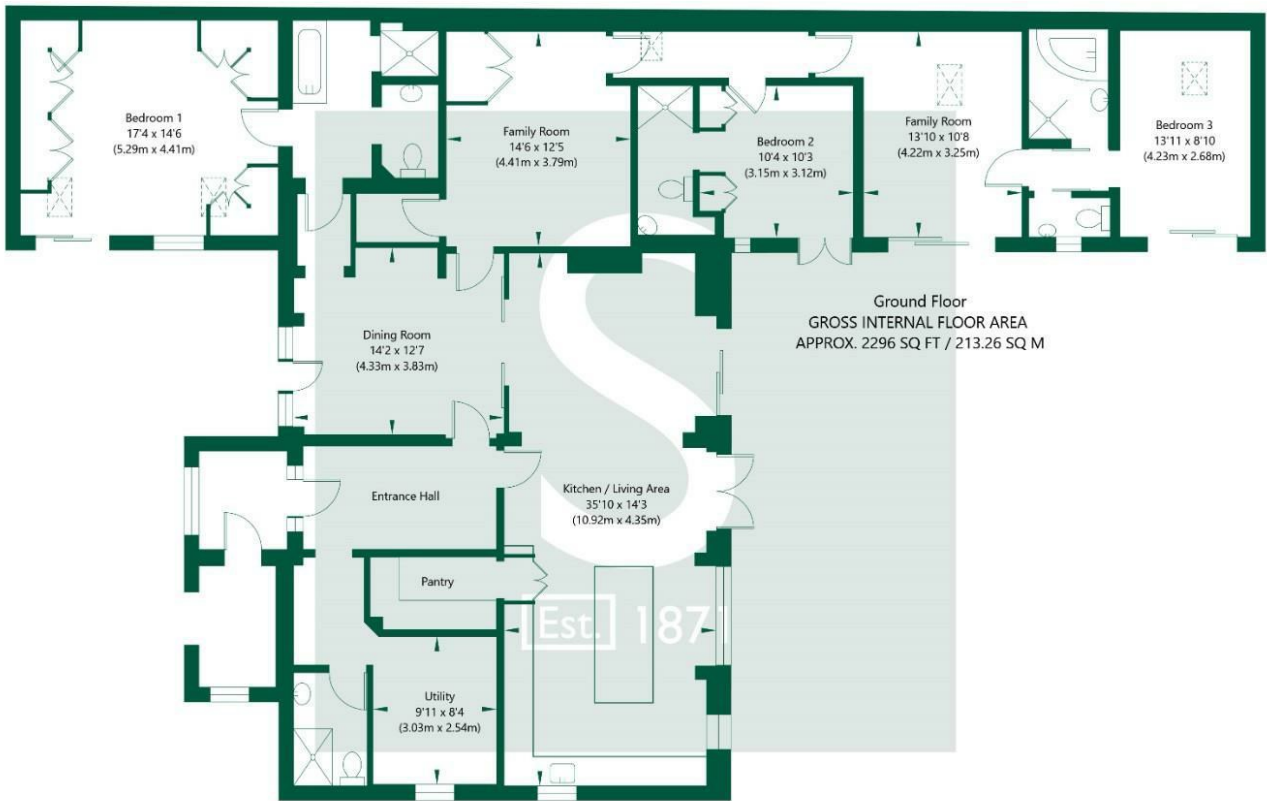


Situated in Heslington, the property is only a short walk from the University of York and ten minutes from the City Centre. Highly regarded local amenities include two village pubs, a post office and fabulous sandwich shop.



The renovations carried out so far have been to an impeccable standard, with perfect potential for the buyers to make their own finishing touches on bathrooms and utility. The home has retained character and charm throughout, and therefore this stunning home is sure to be popular amongst a range of buyers.

Granary Court, Heslington, York, YO10 5JU



NOT TO SCALE - FOR ILLUSTRATIVE PURPOSES ONLY
 APPROXIMATE GROSS INTERNAL FLOOR AREA 2296 SQ FT / 213.26 SQ M
 All Measurements and fixtures including doors and windows are approximate and should be independently verified.
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