



Royal Chase, Dringhouses, York £800,000

Situated just off Tadcaster Road is this stunning five bedroom detached family home. Offered for sale with no onward chain, this home is sure to appeal to young and mature professionals as well as families.



The property is accessed through cast iron gates across a block paved driveway and entered through a composite front door into a well proportioned entrance hall with doors leading off to all ground floor accommodation and stairs to the first floor. Found immediately off the entrance hall is an extremely large dual aspect principal reception room, which benefits from plantation shutters to the front sash windows, a feature fireplace and glass doors opening into a large conservatory. The conservatory itself is another large reception room with large uPVC double glazed windows to two elevations offering wonderful views over the rear garden. A further reception room would be an ideal dining room or ground floor bedroom as it conveniently comes with an adjoining ground floor shower room.

To the rear elevation of the property is a well proportioned dining kitchen boasting a range of wall and base units, rangemaster style oven, stainless steel sink with mixer tap, as well as ample space for further appliances. Accessed from the kitchen is a useful utility rooms with work surfaces, sink and space for washer and dryer. The utility room also benefits from a door that opens out to the side elevation of the property.

To the first floor are five bedrooms and two bathrooms. The master bedroom is a large, spacious bedroom with built in wardrobes and an en-suite shower room. The shower room is part tiled and briefly comprises a large walk-in shower, pedestal wash basin, bidet and low flush wc. There are three further well proportioned double bedrooms, all with built in storage, as well as a smaller single bedroom. The house bathroom completes the first floor accommodation and briefly comprises a separate walk-in shower, bath, wash basin and low flush wc.

To the outside the property benefits from off street parking via a driveway which leads to a double garage. The rear garden is landscaped with a mixture of paved areas, and raised flower beds.

Property Information

Tenure: Freehold

Services/Utilities: Mains Gas, Electricity, Water and Sewerage are understood to be connected

Broadband Coverage: Up to 1600* Mbps download speed

EPC Rating: B

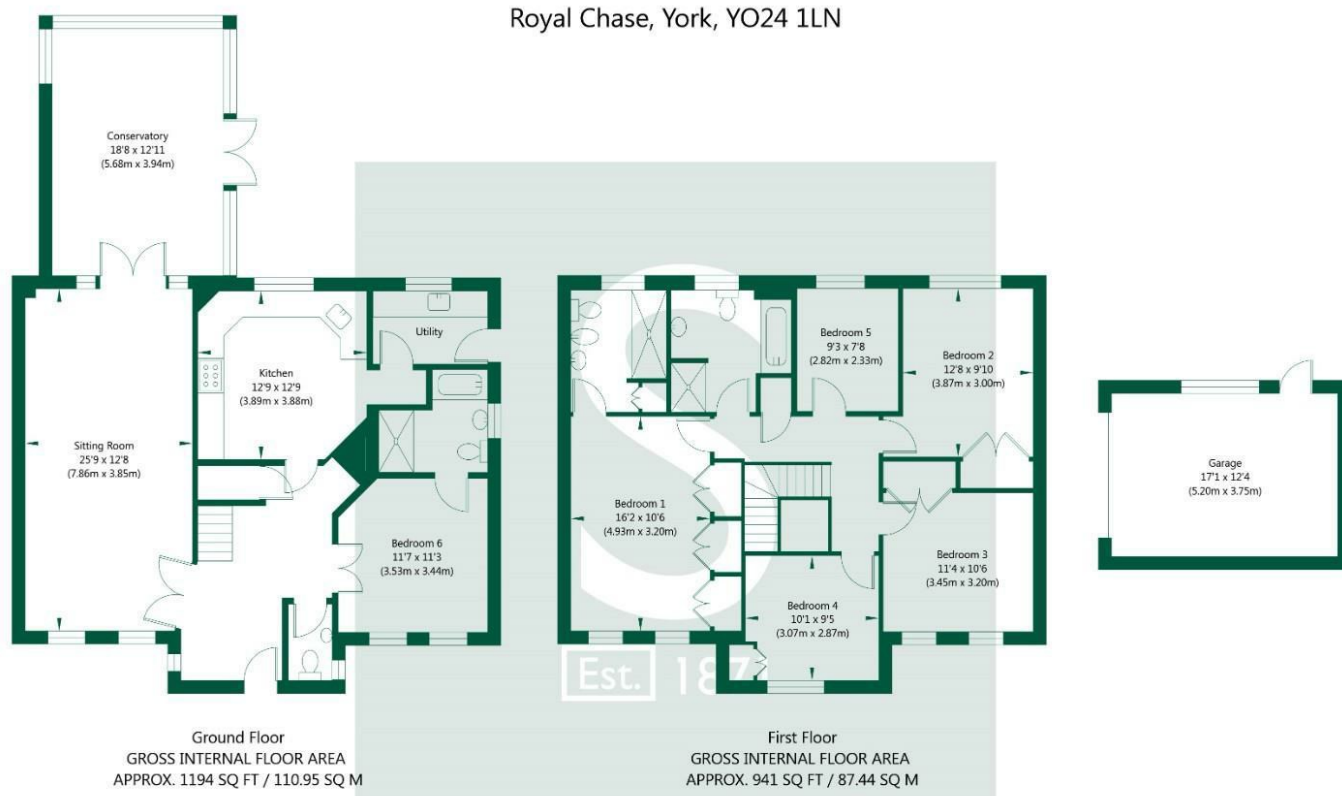
Council Tax: G - City of York

Current Planning Permission: No current valid planning permissions

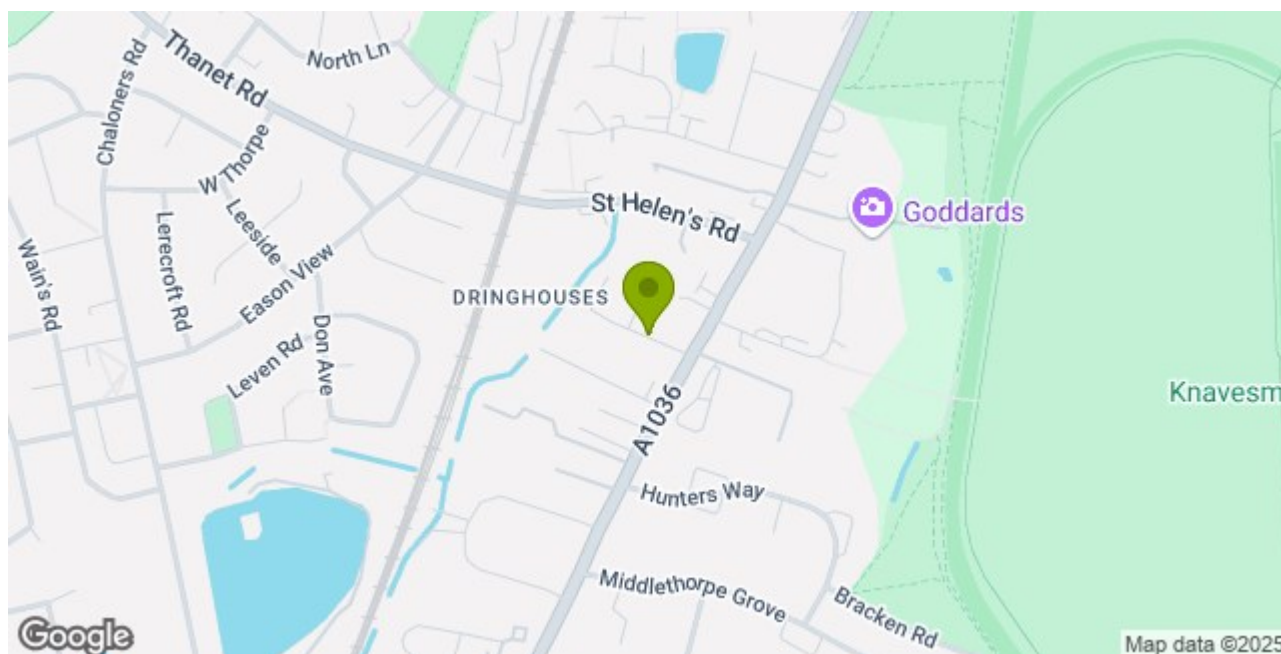
Viewings: Strictly via the selling agent – Stephensons Estate Agents - 01904 625533

*Download speeds vary by broadband providers so please check with them before purchasing.

Royal Chase, York, YO24 1LN



NOT TO SCALE - FOR ILLUSTRATIVE PURPOSES ONLY
APPROXIMATE GROSS INTERNAL FLOOR AREA 2135 SQ FT / 198.39 SQ M - (Excluding Garage)
All measurements and fixtures including doors and windows are approximate and should be independently verified.
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