



**Buttermere Drive, York YO30 5TQ**





**welcome to**

**Buttermere Drive, York**

This is a fantastic opportunity to put your own stamp on this four bedroom, dorma bungalow, situated down a quiet residential street in the sought after suburb of Rawcliffe. York city centre and Clifton Moor retail park are both under a 10 minute drive from the property.



### **Entrance Hall**

The entrance hall has a radiator and the stairs up to the first floor.

### **Lounge**

14' 6" x 10' 8" into recess ( 4.42m x 3.25m into recess )  
A good size lounge with a fireplace, a radiator, a window to the front of the home and an understairs storage cupboard.

### **Kitchen**

11' 10" x 7' 5" ( 3.61m x 2.26m )  
A fitted kitchen with wall/base units, a door to the side, a window to the side, a cooker hood, an oven and a hob.

### **Shower Room**

A ground floor shower room with a w.c, a wash hand basin, a window to the front, a towel radiator and a shower cubicle.

### **Bedroom One**

11' 5" x 10' 8" ( 3.48m x 3.25m )  
A ground floor, double bedroom with a radiator and a window looking over the rear of the home.

### **Bedroom Two**

10' 8" x 8' 2" ( 3.25m x 2.49m )  
The second double bedroom to the ground floor has a radiator and French doors on to the rear garden

### **Storage Space**

7' 5" x 2' 9" ( 2.26m x 0.84m )  
A useful storage room with a window to the side.

### **Bedroom Three**

10' 6" x 8' 6" ( 3.20m x 2.59m )  
The third bedroom is to the first floor, with a radiator and a window looking over the rear garden. This room does have restricted head height.

### **Bedroom Four**

11' 6" x 10' 6" ( 3.51m x 3.20m )  
The fourth bedroom has a radiator and a window looking over the rear of the home. This room does have restricted head height.

### **Bathroom**

The bathroom is to the first floor with a bath tub, a wash hand basin, a w.c and storage in the eaves. This room does have restricted head height.



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welcome to

## Buttermere Drive, York

- A FOUR BEDROOM DORMA BUNGALOW
- MASSES OF POTENTIAL FOR A RENOVATION
- LAWN GARDENS TO THE FRONT AND TO THE REAR
- UNDER A 10 MINUTE DRIVE FROM THE CITY CENTRE AND FROM CLIFTON MOOR RETAIL PARK
- SOUGHT AFTER AREA, CLOSE TO GOOD LOCAL SCHOOLS

Tenure: Freehold EPC Rating: C

# £240,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
YOR108218 - 0007

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