



**De Mowbray Court, Askham Richard York YO23 3PX**



**welcome to**

**De Mowbray Court, Askham Richard York**

Tucked away in a charming village near York, this delightful three-bedroom detached bungalow offers the perfect blend of comfort and tranquility. Boasting a spacious and thoughtfully designed layout, the property features bright and airy living spaces, ideal for both relaxation and entertaining.



### **Entrance Hall**

The entry hall to the home has three storage cupboards, a radiator, the loft access and Italian tiled flooring.

### **Cloakroom**

A ground floor cloakroom with laminate flooring, a window to the rear of the home, a w.c and a wash hand basin.

### **Lounge**

11' x 11' 4" ( 3.35m x 3.45m )

A light and bright lounge with carpeted floors, a radiator, a tv point and French doors on to the rear garden.

### **Kitchen**

8' 2" x 9' 9" + recess ( 2.49m x 2.97m + recess )

A fitted kitchen with a range of wall/base units, an extractor hood, Italian tiled flooring, a window to the front of the home and a radiator

### **Utility Room**

5' 6" x 5' 3" ( 1.68m x 1.60m )

A useful utility room with a Worcester boiler and work tops.

### **Bedroom One**

11' 5" x 11' minus incursion ( 3.48m x 3.35m minus incursion )

The primary bedroom has carpeted floors, a window to the rear of the home, a radiator and ample built in storage.

### **Bedroom Two**

11' x 11' 4" max ( 3.35m x 3.45m max )

The second double bedroom has carpeted floors, a window to the front of the home and a radiator.

### **Bedroom Three**

9' 1" to front of wardrobes x 11' 4" max ( 2.77m to front of wardrobes x 3.45m max )

The third double bedroom is currently used as a dining room but is a versatile room with carpeted floors, a radiator, a window to the rear of the home.

### **Bathroom**

The house bathroom has tiled floors, a shower over the bath tub, a window to the rear, a radiator, a w.c and a wash hand basin.

### **Exterior**

The exterior of the home has a wonderful, wrap around patio garden which has been beautifully maintained with mature shrubs and fence to surround. There is en bloc and has two windows to the rear. There is off street parking to the front of the property.



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## De Mowbray Court, Askham Richard York

- GUIDE PRICE £330,000 - £350,000
- A DETACHED THREE BEDROOM BUNAGLOW
- BEAUTIFULLY PRESENTED WRAP AROUND GARDEN
- UTILITY ROOM AND CLOAKROOM
- SOUGHT AFTER VILLAGE LOCATION, A SHORT DISTANCE TO YORK

Tenure: Freehold EPC Rating: E

Council Tax Band: B

**£330,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
YOR109267 - 0003

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