



Lealholm Naburn, Naburn York YO19 4PR

welcome to

Lealholm Naburn, Naburn York

Nestled in the heart of a charming Yorkshire village, this beautifully presented three-bedroom semi-detached home offers the perfect blend of contemporary living and countryside charm. A fantastic opportunity to embrace the best of both worlds—convenient, stylish, and idyllic.



Entrance Hall

The entry hall has wood flooring and an electric radiator.

Lounge

15' 4" x 11' 11" max (4.67m x 3.63m max)

A carpeted lounge with an electric fireplace, an understairs storage cupboard, a ceiling rose and a window to the front of the home.

Kitchen

20' 5" max x 15' 2" max (6.22m max x 4.62m max)

A superb, open plan dining kitchen with the kitchen comprising of an island with breakfast bar, an integrated dishwasher, an integrated washing machine, an oven, a hob, extractor fan, Combi boiler in the corner and wood flooring. There is also ample space for an additional lounge area, which has bifold doors on to the rear garden and two Velux windows.

Landing

A carpeted landing with a storage cupboard.

Bedroom One

9' 8" plus recess x 11' 8" plus recess (2.95m plus recess x 3.56m plus recess)

The first double bedroom has carpeted floors, a tv point, a radiator, wardrobes, two window to the front of the home and a storage cupboard.

Bedroom Two

8' 5" x 7' 11" plus recess (2.57m x 2.41m plus recess)

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

Bedroom Three

6' 4" x 8' 11" (1.93m x 2.72m)

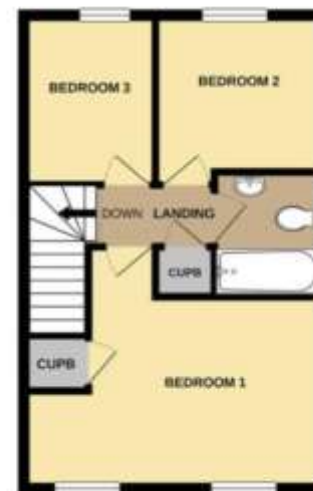
The third bedroom has carpeted floors, a window to the rear of the home and a radiator.

Bathroom

The house bathroom has a w.c, a wash hand basin, a bath tub with shower over, LED lighting and a window to the side.

Exterior

The front of the home there is an easy to maintain patio garden, with wall to surround. Around to the rear there is a beautifully presented lawned garden with raised decking and flower beds. There is a door to the converted garage which has been converted into a studio and a store room, making this a versatile space.



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welcome to

Lealholm, Naburn York

- A SUPERB THREE BEDROOM HOME
- A STUNNING OPEN PLAN DINING KITCHEN WITH BIFOLD DOORS AND SKYLIGHTS
- SOUGHT AFTER VILLAGE LOCATION
- A BEAUTIFULLY MAINTAINED REAR GARDEN
- NO CHAIN

Tenure: Freehold EPC Rating: E

Council Tax Band: D

£310,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
YOR109385 - 0004

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william h brown



01904 621138



York@williamhbrown.co.uk



48 Goodramgate, YORK, North Yorkshire, YO1 7LF



williamhbrown.co.uk