



Moorfield Way, Wilberfoss, York, North Yorkshire, YO41 5PL

• No Onward Chain • A beautifully presented bungalow • Kitchen with a range of appliances and numerous storage units • Living room with a large window that allows natural light to fill the room • Three bedrooms, one of which is being used as a dining room. Family bathroom • Garden room • Stunning rear garden • Garage and off street parking on the drive • Gas central heating • EPC = C

Guide Price £315,000

Located in the attractive village of Wilberfoss, only a short drive from the City of York and the market town of Pocklington, you will find this attractive three bedroom detached bungalow. The current owners have not only looked after the property but have recently replaced all the carpets and re-decorated internally. This property is ideally suited to anyone that is looking for an easy transition into a new home without the need to carry out any work. Local amenities include a shop/post office, butcher, village pub, community centre, sports venue with tennis courts and football pitch, playground and primary school, all of which are in walking distance. The property is offered to the market with No Onward Chain.

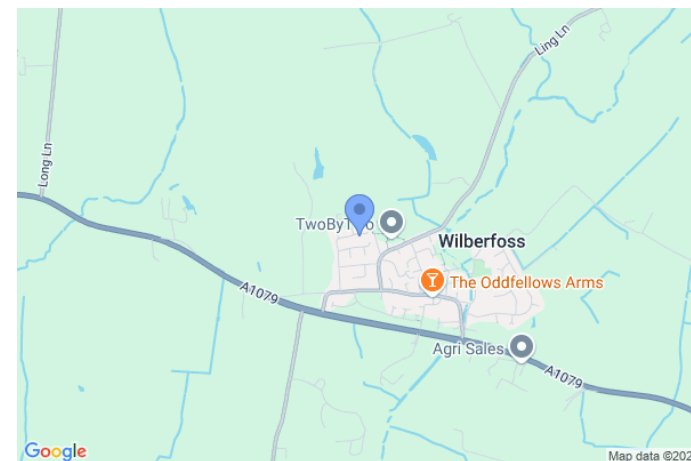
The front door opens into a good-sized entrance hall with cloakroom to the left that benefits from a low-level w/c and hand basin. A door on the right opens into a living room that has a living flame gas fire at its centre. There are dual aspect windows, one of which is large and allows an abundance of natural light to enter. To the other end of the room you will find space for a dining table and chairs.

The kitchen has two worktops, one incorporates a 1.5 bowl sink and drainer, the other has a four-ring gas hob, double oven/grill, a fridge/freezer and various storage cupboards. There is space below for a washing machine and dishwasher. A door provides access to the driveway at the side.

There are three double bedrooms, one of which could be used as a formal dining room or home office, if three are not required. The master has a Velux roof light and fitted wardrobes and drawers. The family bathroom comprises bath with shower over, heated towel rail, low level w/c and a hand basin with storage below.

Two of the bedrooms have French doors leading into a garden room at the rear of the property, that provides the perfect place to sit and enjoy the sun throughout the year. French doors give access to the rear garden.

The south-facing rear garden is fully enclosed by a mature hedge and fencing making it extremely secure and private, perfect if you have pets or like to sit out. There are two patio seating areas to the side of the lawn, whilst the borders have been planted with shrubs and flowers. To the front there is a low-maintenance front garden and to the side a single garage and further off-street parking on the drive.

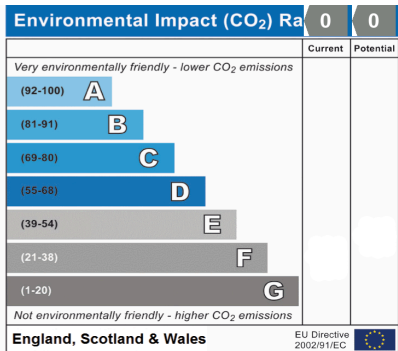
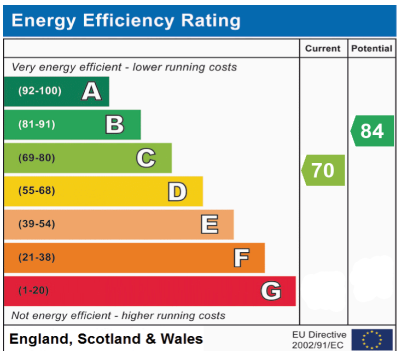




A STUNNING BUNGALOW WITH NO ONWARD CHAIN



R M English Ltd, 2 Railway Street, Pocklington, YO42 2QZ Tel: 01759 303202



Address: Moorfield Way, Wilberfoss, York, North Yorkshire, YO41 5PL
Reference: 2001

Viewing strictly by appointment

Tenure Freehold

Council Tax Band D

Local Authority East Riding of Yorkshire Council

Services All mains services

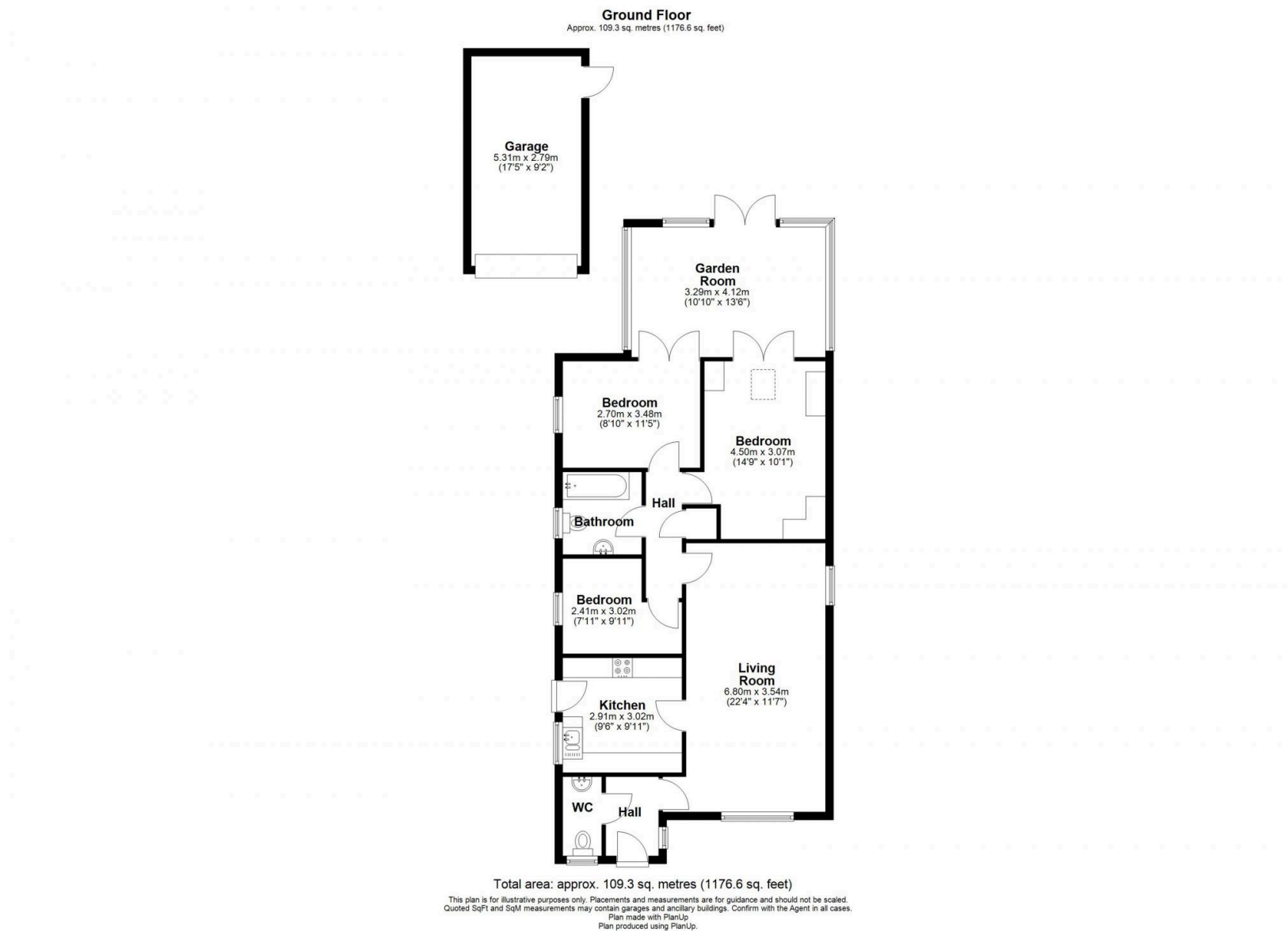


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