



27 Londesborough Road, Market Weighton, East Yorkshire, YO43 3HW

• Four bedroom detached family home • Beautifully presented throughout • Close to local amenities • Open plan kitchen/dining/living room • Spacious living room • Four double bedrooms, master with en suite • Modern family bathroom • Enclosed rear garden • Off street parking • EPC = B

Guide Price £375,000

Located in the popular market town of Market Weighton, this exceptional home is close to excellent local amenities, schools and transport links, combining convenience with contemporary family living. This modern four bedroom detached home is perfectly positioned and finished to an outstanding standard throughout, offering contemporary style, generous space and comfort for the whole family.

The welcoming entrance hall leads into a bright and comfortable living room, ideal for cosy evenings or family time. To the rear, the home truly opens up. A superb open-plan kitchen, dining and living area creates the perfect social hub. The sleek, modern kitchen is beautifully appointed, while the generous dining and living space enjoys patio doors opening directly onto the garden, making it perfect for entertaining or relaxing on sunny days.

Downstairs also benefits from a versatile garage/office space, ideal for home working, a playroom or additional storage.

Upstairs, there are four spacious double bedrooms, including a luxurious master suite complete with fitted wardrobes and a stylish en suite shower room. The remaining bedrooms are all well-proportioned and share a contemporary family bathroom.

Outside, the property offers off-street parking for two cars and a fully enclosed rear garden, providing a safe and private space for children or pets, offering a fantastic spot to unwind.

Modern, spacious and ready to move into, this is a home that truly ticks all the boxes.





MODERN DETACHED FOUR BEDROOM FAMILY HOME





Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs		83	93
(92-100) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Address:
Reference: 2495

Environmental Impact (CO ₂) Ra		0	0
		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
England, Scotland & Wales		EU Directive 2002/91/EC	

Viewing strictly by appointment

Tenure Freehold

Council Tax Band D

Local Authority East Riding of Yorkshire Council

Services All mains services



rmenglish.co.uk



Offices in **York, Pocklington and Market Weighton**

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

Approx. Gross Internal Floor Area 1449 sq. ft / 134.59 sq. m
Store 41 sq. ft / 3.77 sq. m
Total 1490 sq. ft / 138.36 sq. m

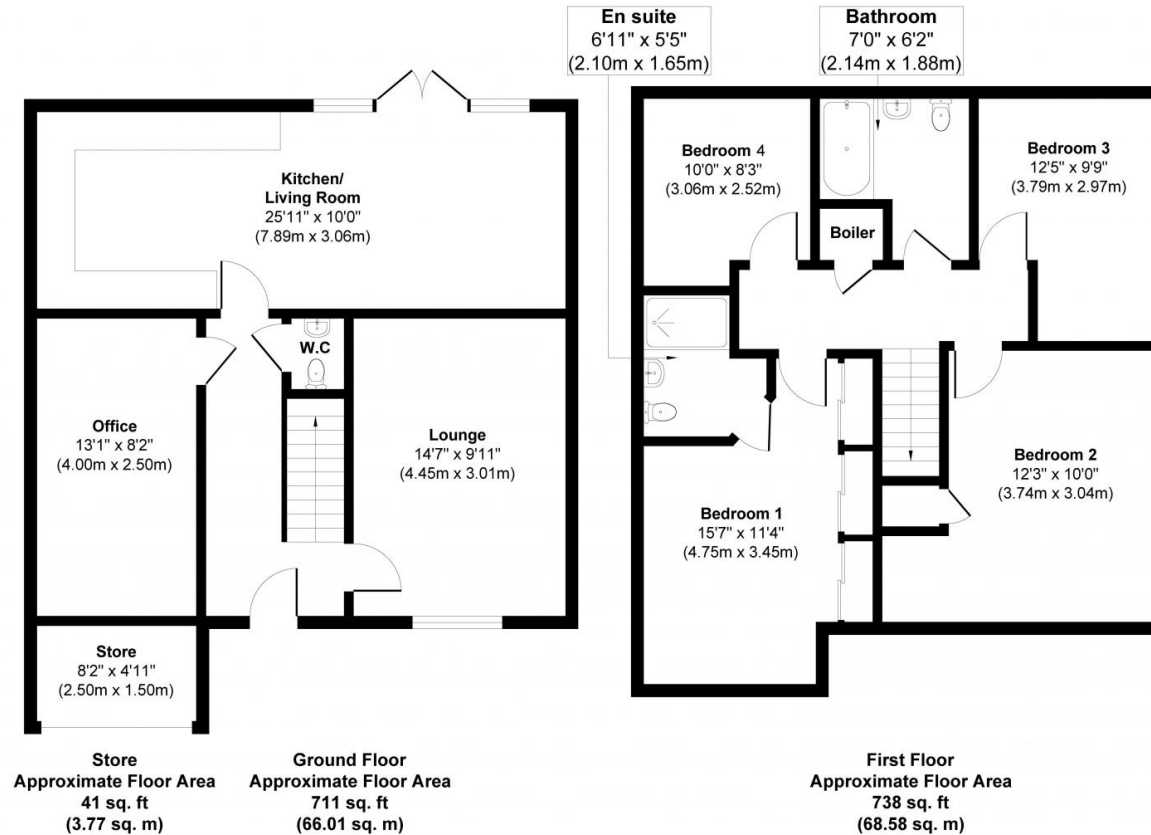


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