



255 Fifth Avenue Heworth

York, YO31 0PW

Offers Over £250,000



3 BEDROOM END TOWN HOUSE WITH 80' LONG REAR GARDEN set in this popular residential area convenient for local amenities, York University and the city centre. The property provides contemporary living with the benefit of gas central heating and uPVC double glazing and comprises entrance hall, large lounge, dining kitchen with fitted units and integrated appliances, landing, 3 bedrooms and modern bathroom. To the outside is a block paved driveway and a long lawned rear garden. AN INTERNAL VIEWING IS STRONGLY RECOMMENDED.

Entrance Hall

Stairs to first floor. Panelled door to;

Lounge

Bright and spacious reception room with uPVC double glazed bay window to front, radiator, TV point, power points. Carpet. Door to;

Dining Kitchen

Fabulous newly fitted kitchen comprising one and a half bowl sink unit with cupboards below, base units with cupboards and drawers, matching wall units, laminated work surfaces, built in electric oven and hob with extractor above, integrated fridge/freezer and washing machine, power points, uPVC double glazed windows to two aspects and door to rear garden. Laminate wood flooring.

Landing

uPVC double glazed window to side. Panelled doors to;

Bedroom 1

uPVC double glazed window to front, radiator, power points. Carpet.

Bedroom 2

uPVC double glazed window to rear, radiator, power points. Carpet.

Bedroom 3

uPVC double glazed window to rear, radiator, power points. Carpet.





Bathroom

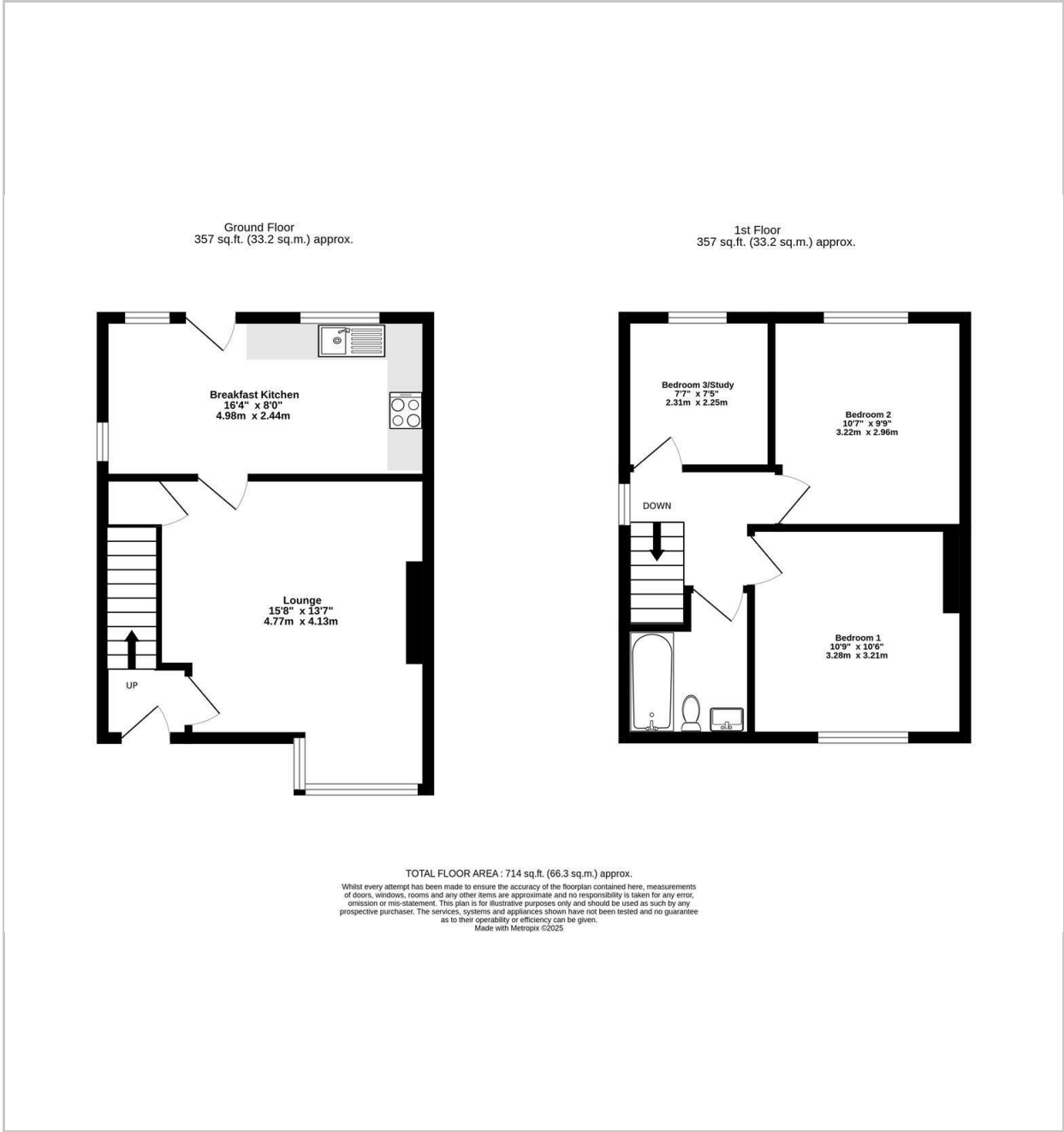
White suite comprising panelled bath with mains operated shower and shower screen, pedestal wash hand basin, low level WC, extractor fan.

Outside

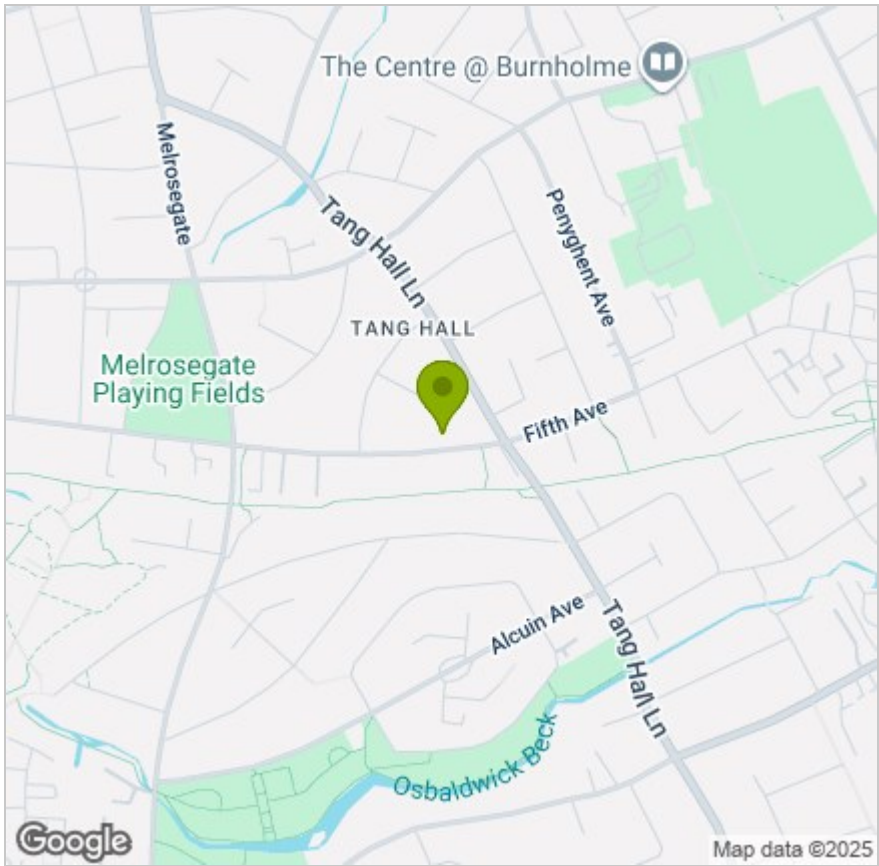
Front garden with brick boundary wall, access to a block paved driveway with parking for 2 cars. Fabulous 80ft long rear garden with large patio area, lawn, 2 brick stores and timber boundary fencing.



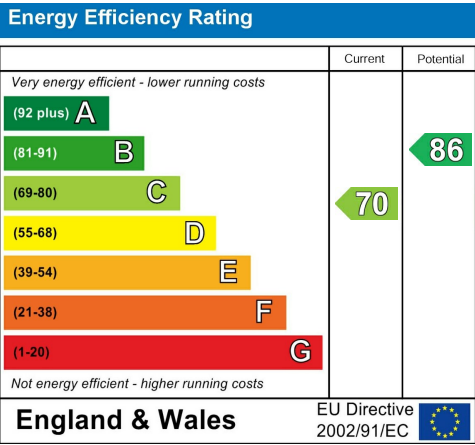
FLOOR PLAN



LOCATION



EPC



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