



49 Starkey Crescent  
York, YO31 0SX  
**£249,500**





NO ONWARD CHAIN! A THREE STOREY 3 BEDROOM END TOWN HOUSE SET IN THIS POPULAR LOCATION CONVENIENT FOR UNIVERSITY OF YORK AND THE CITY CENTRE. The property provides well presented living accommodation with the benefit of gas central heating and double glazing and comprises entrance hall, large lounge, spacious dining kitchen with fitted units, small conservatory, landing, 2 double bedrooms and bathroom/w.c., second floor bedroom 3. Front garden with driveway and lawned rear garden with brick store.

**Hall**

Entrance door, stairs to first floor. Door to

**Living Room**

10'9" x 10'5" (3.30m x 3.20m)  
Spacious living room with bay window to front. Door leading to

**Dining Kitchen**

17'8" x 11'9" (5.40m x 3.60m)  
Fitted units including base and wall units, work surfaces, built in oven, microwave and hob, window to rear, door to side . Door to

**Conservatory**

8'6" x 7'10" (2.60m x 2.40m)  
Windows top 3 aspects. Door to garden

**Landing**

Stairs to second floor. Doors to

**Bedroom 1**

17'0" x 8'10" (5.20m x 2.70m)  
Window to front

**Bedroom 3**

12'5" x 11'5" (3.80m x 3.50m)  
Window to rear, built in cupboard

**Bathroom**

Suite in white comprising panelled bath with mixer shower and shower screen, wash hand basin, w.c., window to rear

**Second Floor - Bedroom 2**

16'4" x 11'5" (5.00m x 3.50m)  
Velux windows to 2 aspects





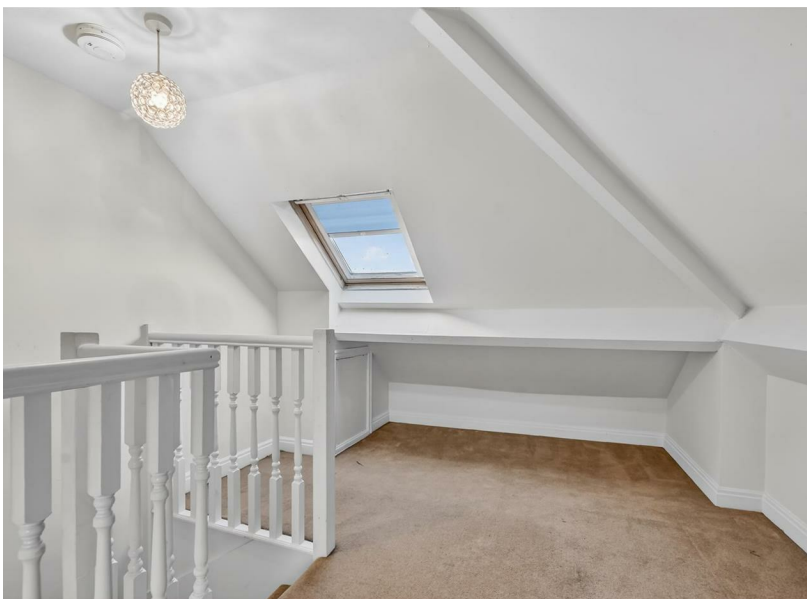


### Outside

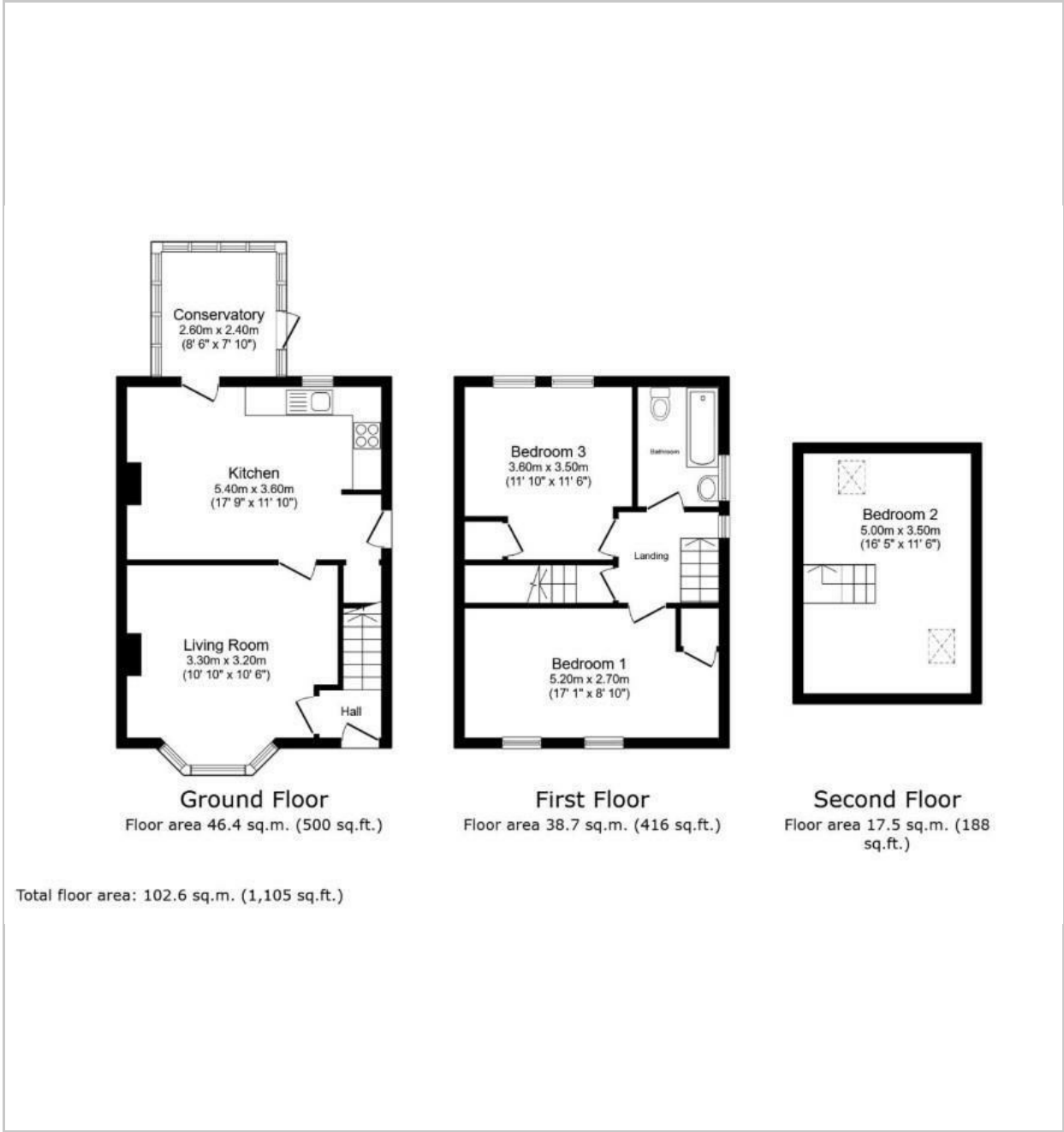
Front garden with off street parking for 2 cars.  
Lawned rear garden with brick store

### Agents Notes:

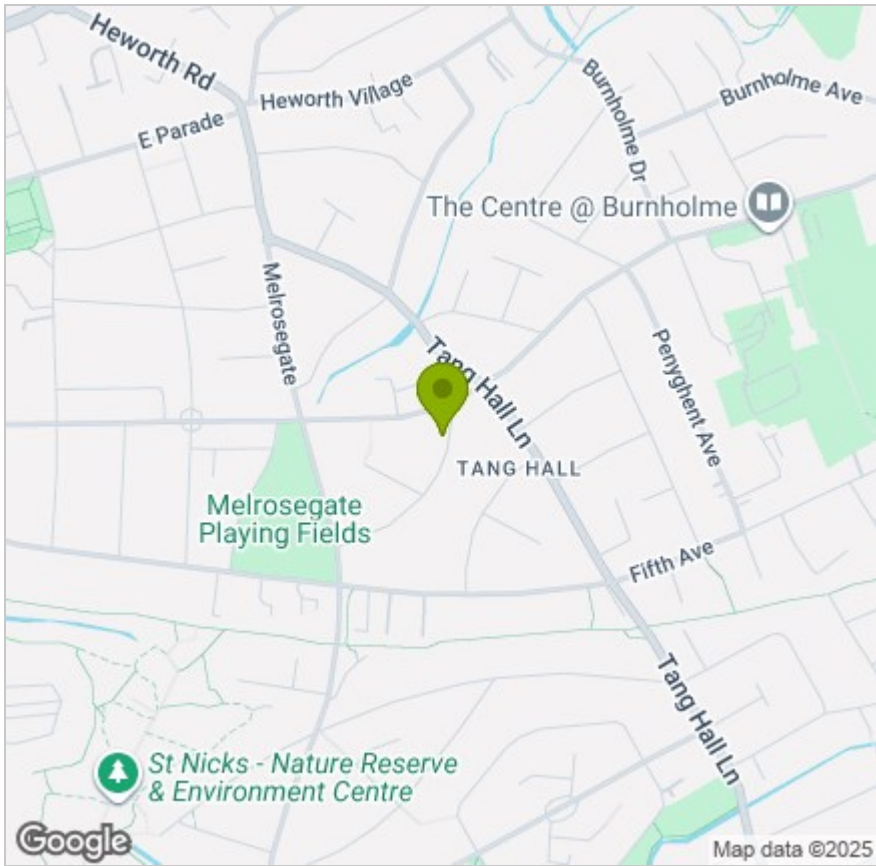
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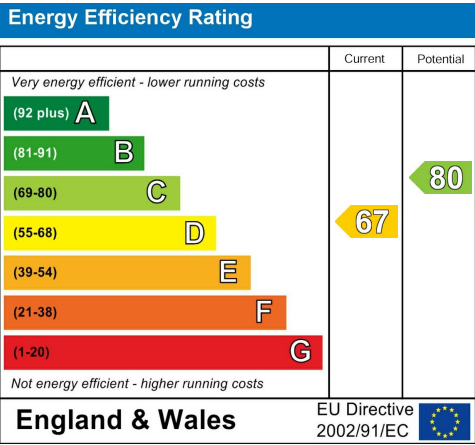
FLOOR PLAN



LOCATION



EPC



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