

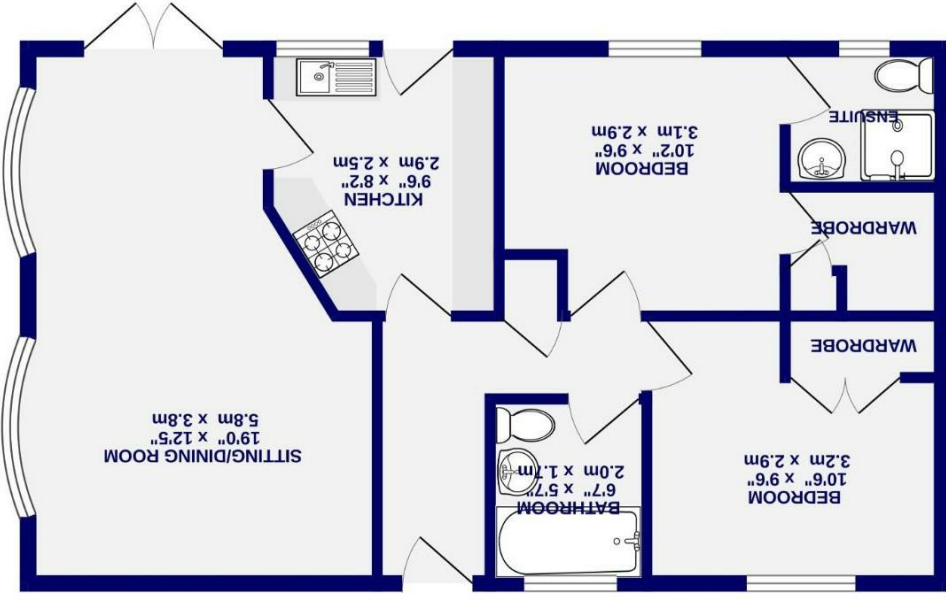
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# Swanlow Drive Acaster Malbis, York YO23 2AD

Leasehold  
Council Tax Band - A

- Detached Property
- Two DOUBLE Bedrooms
- Master With En-Suite Shower Room
- & Walk In Wardrobe
- Lounge / Diner
- Modern Kitchen
- Mains Gas Heating
- Off Street Parking
- Fields To The Rear Elevation

TOTAL FLOOR AREA - 626 sq. ft. (58.1 sq. m.) approx.  
 Measurements are taken to the face of the walls and are not intended to be used as a guide only. The area is for information only and should not be used as a guide only. The area is for information only and should not be used as a guide only. The area is for information only and should not be used as a guide only. The area is for information only and should not be used as a guide only.



GROUND FLOOR  
626 sq. ft. (58.1 sq. m.) approx.



Swanlow Drive  
Acaster Malbis, York  
YO23 2AD

£165,000



This immaculately presented detached home enjoys an enviable position on this ever sought after development, and is well placed for access to York city centre and local amenities.

The spacious accommodation is light and airy and briefly comprises; entrance hallway, large 'L' shape lounge /diner, separate kitchen which is home to modern fitted units, integrated appliances and a mains gas central heating boiler.

There are two double sized bedrooms, the master with large walk in wardrobe and en-suite shower room and shower room.

There are well maintained gardens to the side and rear elevations and a block paved driveway to the front and side which provides off street parking. This property has the benefit of two outside stores.

Viewing is highly recommended.

Council Tax Band- A

Monthly Ground Rent- £210  
10% of the sale price goes to Flanagan Estates  
Infinite lease

