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1ST FLOOR (470 sq ft, 43.6 sq m.) approx.

While every attempt has been made to ensure the accuracy of the drawings, measurements of rooms and any other areas are approximate. It is advised in the purchase of the property, the purchaser should take a professional survey and not rely on the drawings. The floor area and no responsibility is taken for any error, omission or misstatement. This plan is illustrative purposes only and should be used as a guide only and no guarantee as to their accuracy. Measurements shown have not been rounded and no guarantee as to their accuracy. Made with Metreplan 2024

- Traditional Semi Detached House
- 3 Bedrooms
- Through Lounge/ Dining Room
- Kitchen
- Large Rear Gardens
- Driveway & Garage
- EPC - D

Freehold
Council Tax Band - C

Sitwell Grove , York YO26 5JG



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£325,000

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Situated in this quiet cul de sac location, this traditional semi detached house offers three bedroom family living accommodation at a most realistic price.

The property has been well maintained by the present owners although is now ready for the next owner to put their own stamp on to take full advantage of the position. The added benefit of this property is the fantastic rear garden, given the size of the garden a rear extension to the property would not have a huge impact on the useable space, subject to usual planning permissions being granted.

Council Tax Band- C

