



Cherry Wood Crescent
Fulford, York
YO19 4QL

Offers In The Region Of

£275,000



Located in the popular residential area of Fulford, positioned to the south of York, is this spacious detached home. Set within this quiet residential area, this property offers great access to York city centre via regular commuter links and is within walking distance of a variety of local amenities Fulford has to offer. Spacious throughout, this property offers versatile living potential.

Internally the property offers an entrance hall which leads into the generous reception room. Allowing enough space for plenty of furniture, this room benefits from a large window to the front of the property allowing natural light to pour through. Off the internal hall is the fitted kitchen with stylish wall and base units allowing for plenty of storage, and light worktops. Conveniently there is also a pantry. The rest of the ground floor accommodation consists of two bedrooms, one of which is being used as another sitting room, and a three piece house bathroom.

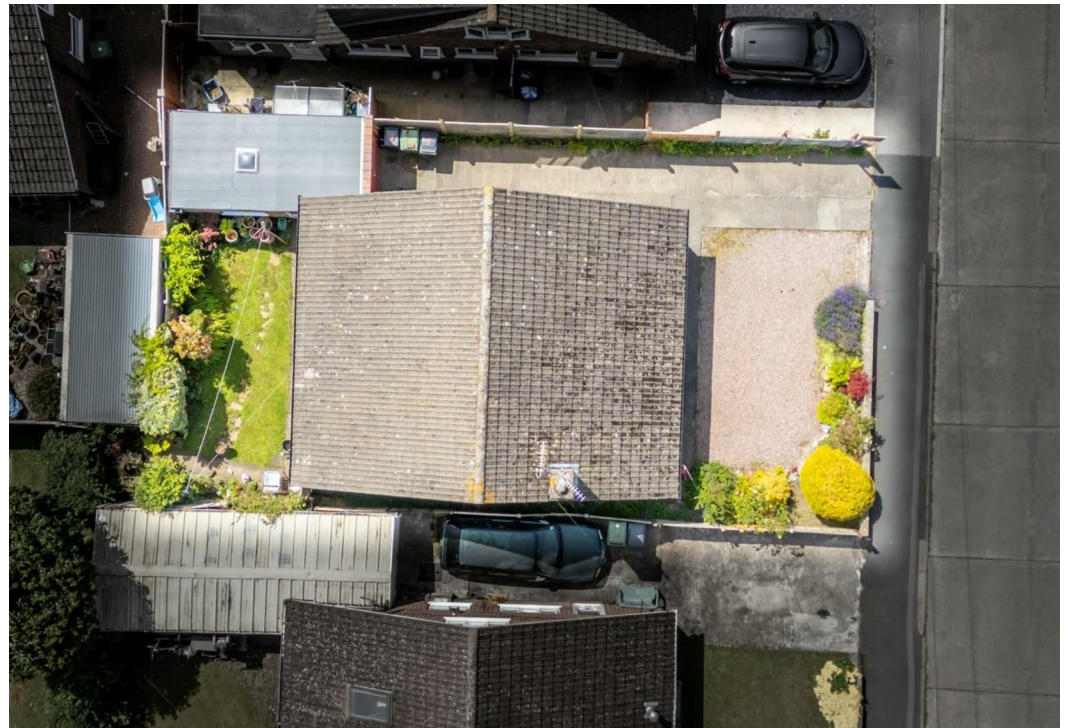
On the second floor is a generous landing with a convenient storage cupboard and the final double bedroom. This room allows for plenty of storage by two eaves, and is light and airy due to the large window.

Externally is a charming and private garden enclosed with fence boundaries. There is access from the garden into the generous garage, which has power. To the front of the property is driveway parking for multiple vehicles and a second garden area.

In summary a spacious house within a popular residential setting, early viewing is highly recommended.

Council Tax Band: D



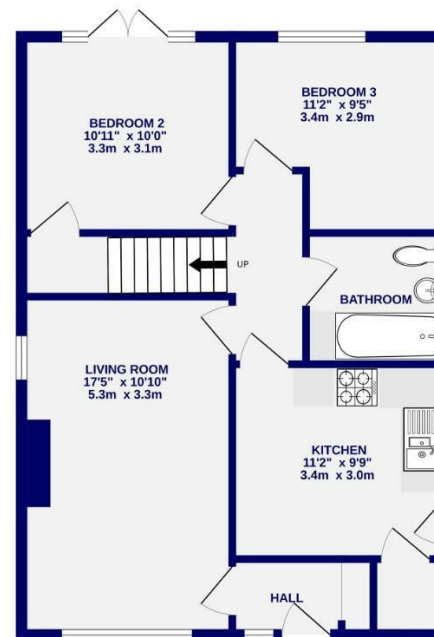


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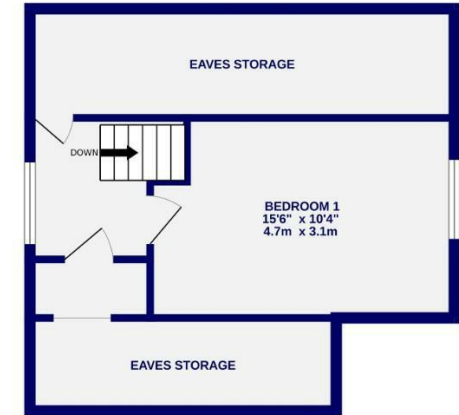
Freehold
Council Tax Band - D

- Detached Home
- Three Bedrooms
- Spacious Reception Room
- Garage & Driveway
- Popular Residential Setting
- Ready To Move Into
- Charming Rear Garden
- EPC- D

GROUND FLOOR
669 sq.ft. (62.1 sq.m.) approx.



1ST FLOOR
424 sq.ft. (39.4 sq.m.) approx.



TOTAL FLOOR AREA: 1093 sq.ft. (101.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of rooms and any other items are approximate. If included in the plan the garage/store will form part of the overall floor area and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability.
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