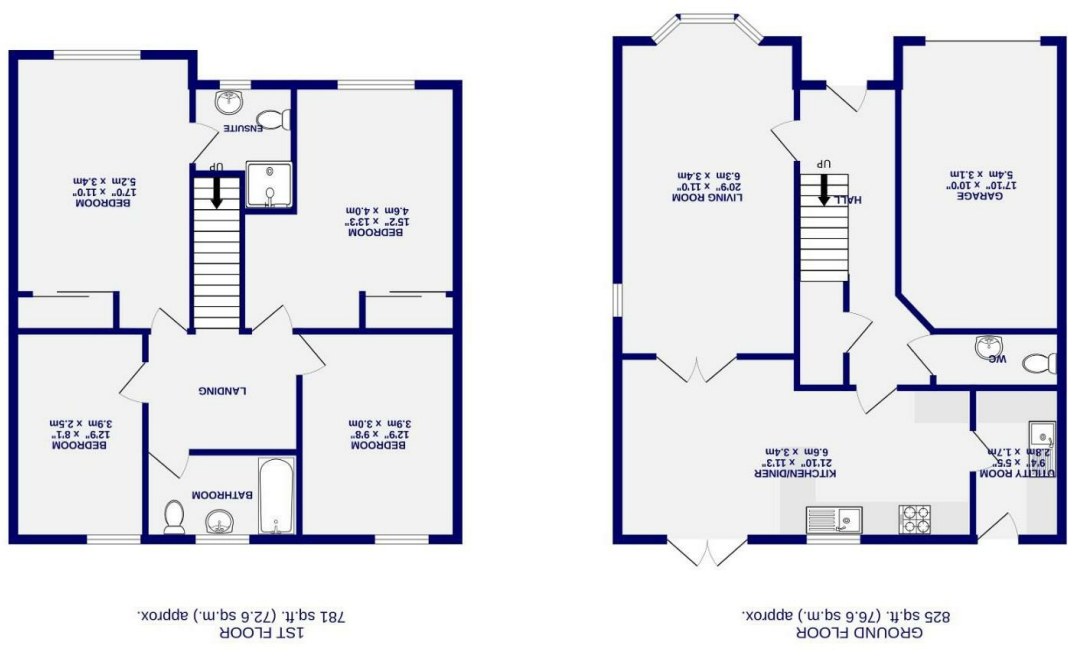


These particulars have been prepared as accurately and as reliably as possible, but should not be relied upon as 'statement of fact'. If there is any point which is of particular importance to you, please contact the office and we would be pleased to check the information. We have not tested any services, appliances, equipment or facilities and nothing in these particulars should be deemed to be a statement that they are in good working order, or that the property is in good structural condition or otherwise. Any areas, measurements, floor plans or distances referred to are given as a guide only and are not precise. Purchasers must satisfy themselves by inspection or by otherwise regarding the items mentioned above and as to the correctness of each of the statements contained in these particulars. No person in the employment of Ashtons has any authority to make or give any representation or warranty whatsoever in relation to this property or these particulars nor enter into any contract relating to the property on behalf of the vendor.

- 4 Bed Detached House
- Modern Development
- En-suite Shower
- Integral Garage
- Built In Appliances
- Well Presented
- No Onward Chain
- Utility Room
- Ground Floor WC
- EPC - C

Freehold
Council Tax Band - E

Hardwicke Close , York YO26 5FB



TOTAL FLOOR AREA: 156.6 sq. ft. (149.2 sq. m.) approx.
 Whilst every attempt has been made to ensure the accuracy of the measurements of rooms and any other areas and appliances, it is not possible to guarantee the accuracy of the measurements. The measurements shown have not been rounded and no guarantee is given as to their accuracy. Measurements are given in metres and feet. The measurements are given to the nearest millimetre. The measurements are given to the nearest millimetre. The measurements are given to the nearest millimetre. The measurements are given to the nearest millimetre.



Hardwicke Close

, York

YO26 5FB

£479,950

 4  2

PART EXCHANGE AVAILABLE

Conveniently located in this modern residential development handy for York city centre, known for its local amenities, is this modern four bedroom attached family home which is also offered for sale with no onward chain.

The property boasts many features including a stunning dining kitchen with built-in appliances and a good size separate utility room. There is a spacious entrance hall giving separate access to the rest of the accommodation, including a bay fronted living room and ground floor WC.

The first floor enjoys a master bedroom with built-in wardrobes and ensuite shower room. Three further good size bedrooms and family bathroom complete the accommodation of this property. Externally there is a two car drive leading to the garage with lawn and pathways to the rear.

Further features include PVC double glazing, gas fired central heating and quality flooring and carpets throughout.

Council Tax Band- E

