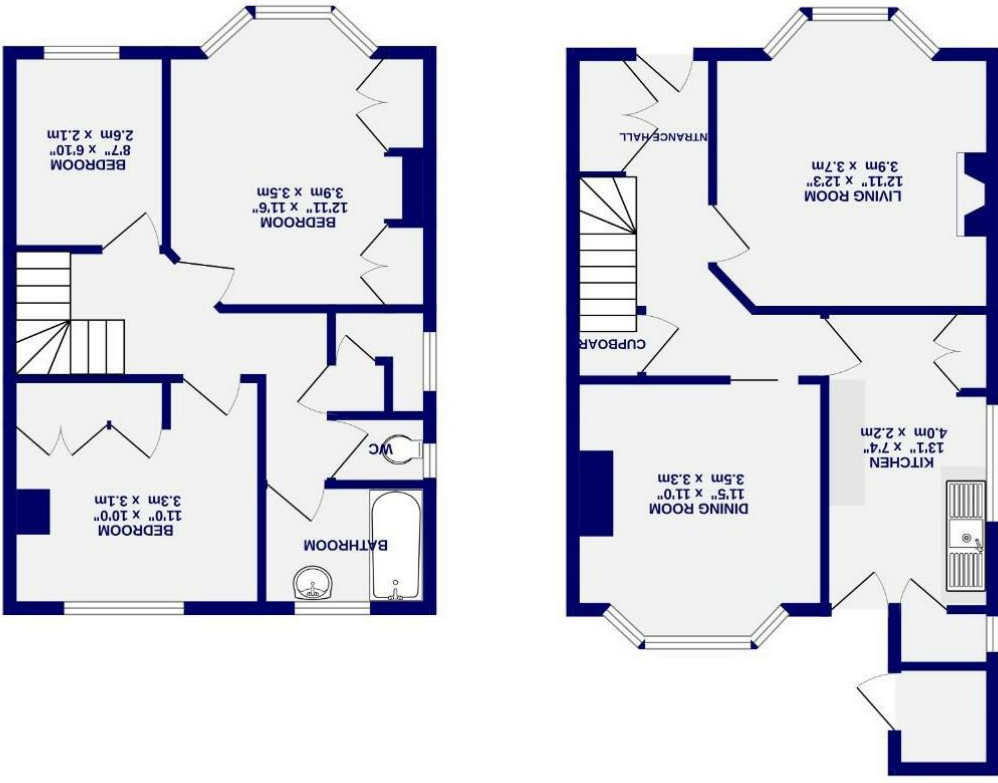


These particulars have been prepared as accurately and as reliably as possible, but should not be relied upon as 'statement of fact'. If there is any point which is of particular importance to you, please contact the office and we would be pleased to check the information. We have not tested any services, 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.

TOTAL FLOOR AREA: 946 sq ft. (87.9 sq m.) approx.
 Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of rooms and any other areas and appliances, it is advised that the purchaser will verify part of the overall floor area and appliances is based on any inspection or measurement. The services, systems and appliances shown have not been tested and no guarantee as to their operation. 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 operation. Made with Metrelog 60204



- EPC - D
 - No Onward Chain
 - Sought After Area
 - South Facing Rear Garden
 - Modernisation Required
 - Driveway Parking & Garage
 - Three Bedrooms
 - Semi Detached House
- Freehold
 Council Tax Band - C

Broadway West , York YO10 4JN



Broadway West

, York

YO10 4JN

£395,000



Located in the sought after residential area of Fulford, which is positioned to the south of York, is this exciting opportunity to acquire a three bedroom semi detached house that requires modernisation throughout. Offered with no onward chain, this property is expected to be popular on the open market.

Broadway West is placed just off Fulford Road / Main Street and leads down Danesmead Meadow and the River Ouse, which offers beautiful riverside walks to York city centre and over Millennium Bridge to York Racecourse and Bishopthorpe Road. Given the placement of this property, it is within catchment to Fulford Secondary School.

Internally the property briefly comprises an entrance hall, two reception rooms and a kitchen. On the first floor are three well proportioned bedrooms, a bathroom and a separate space which could be utilised as a storage space or could be easily be the perfect en-suite to the master bedroom.

Externally is a detached single garage, driveway parking for multiple vehicles, a front lawn and a courtyard style, SOUTH FACING, garden to the rear.

Offered with no onward chain, early viewing is highly recommended.

Council Tax Band- C

