

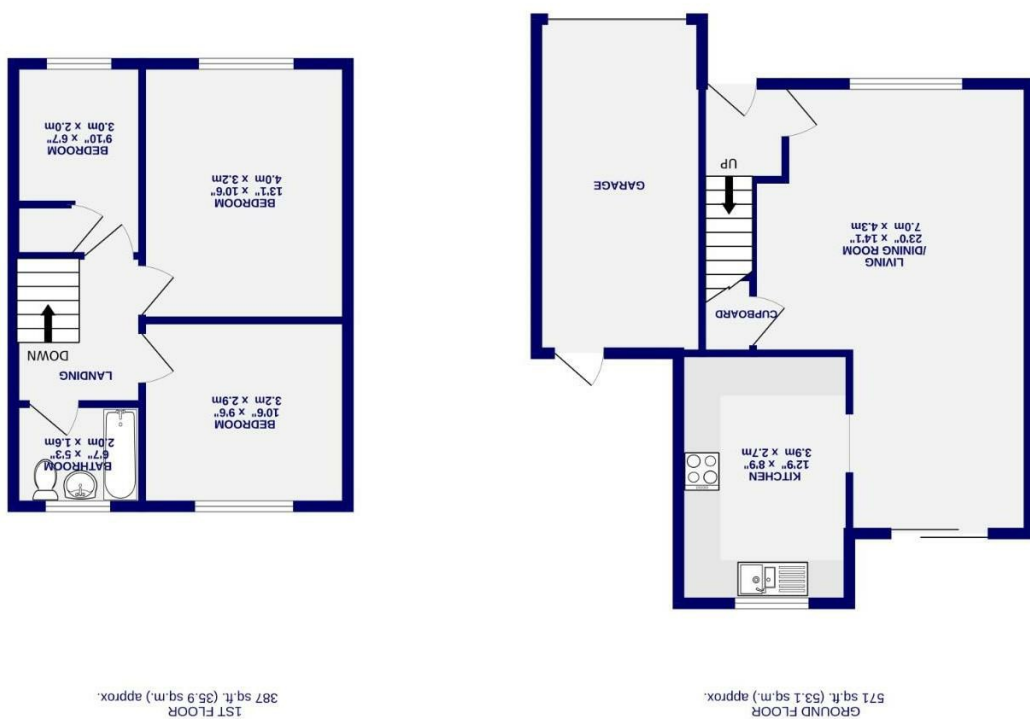
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# Acomb Wood Close Woodthorpe, York YO24 2SN

Freehold  
Council Tax Band - D

- Detached House
- No Onward Chain
- Recently Renovated With A New Roof
- Three Bedrooms
- Sought After Location
- Potential For Extension Subject To Planning Permissions
- EPC TBC

TOTAL FLOOR AREA: 958 sq.ft. (88.0 sq.m.) approx.  
 While every attempt has been made to ensure the accuracy of the figures, measurements of rooms and any other items are approximate. It is advised that the purchaser will visit the property to check the accuracy of the measurements and to ensure that the property is suitable for their requirements. The purchaser is to be responsible for any errors and for any loss or damage caused by the use of the information. The purchaser is to be responsible for any errors and for any loss or damage caused by the use of the information. The purchaser is to be responsible for any errors and for any loss or damage caused by the use of the information.





# Acomb Wood Close Woodthorpe, York

YO24 2SN

£425,000



This beautifully modernised three bedroom detached home, recently updated with a new roof, is available with no onward chain.

Situated in the peaceful cul-de-sac of Acomb Wood Close, a sought-after York suburb of Woodthorpe. The property is ideally located for excellent schools and a vibrant local community.

The accommodation in brief; a front hallway welcomes you into an open-plan living and dining area, bathed in natural light from dual-aspect windows and featuring a cosy fireplace. The rear kitchen overlooks the garden and comes equipped with a range of integrated appliances. Upstairs, the first floor comprises three well-sized bedrooms and a contemporary family bathroom. The property's spacious plot offers significant potential for extension to the side and rear, subject to the necessary planning permissions.

Externally, the property features a front garden and a driveway leading to a large garage. The south facing rear garden, complete with a patio area, provides a perfect spot to enjoy the sun throughout the day.

Council Tax Band - D

