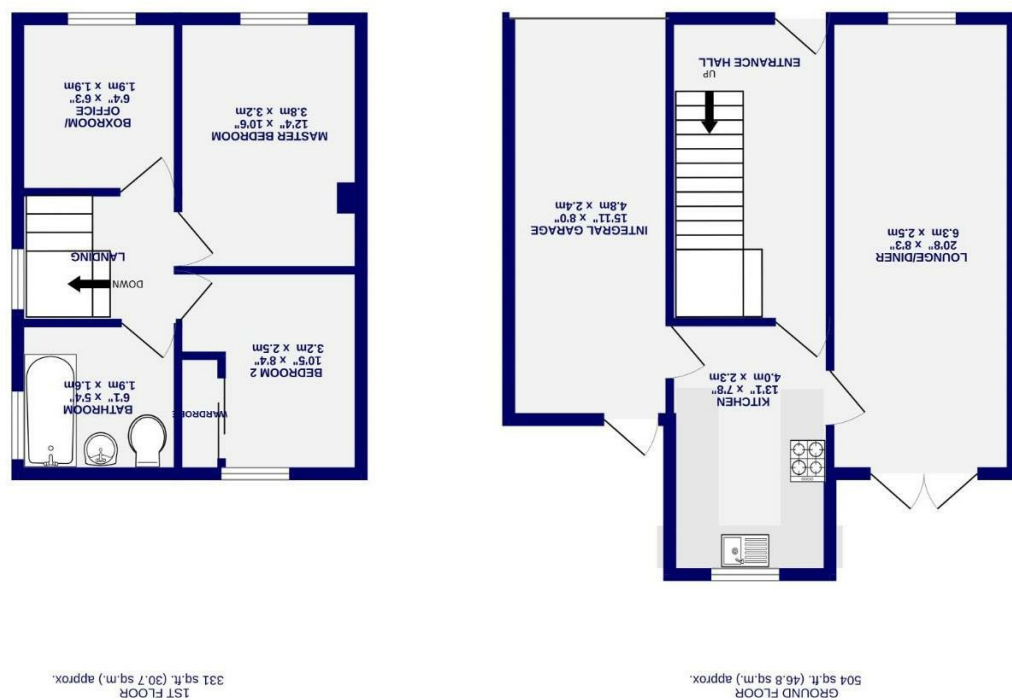


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- Semi Detached Home
 - Three Bedrooms
 - Popular Holgate Location
 - Immaculate Throughout
 - Modern Kitchen
 - Landscaped Garden
 - Garage
 - Driveway Parking
 - EPC - C
- Freehold
Council Tax Band - C

Collingwood Avenue York YO24 4JY



What every attempt has been made to ensure the accuracy of the figures, measurements of rooms and any other items are approximate. It is included in the plan the dimensions with them part of the overall area and no responsibility is taken for any error, omission or misstatement. 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. Made with Metropac CAD.



Collingwood Avenue

York

YO24 4JY

£350,000



This wonderful and stylish three bedroom semi detached home is set in a popular residential area west of York. Close to the city centre, railway links and the ring road for further afield commutes. Local amenities are a stroll away as well as West Bank Park and Hob Moor for more scenic walks.

Upon entering the bright and airy entrance hall which leads to the generously sized dual aspect living dining room, which is tastefully decorated and invites the daylight to bathe the room with the large bay window to the front and the French patio doors to the rear. A recently fitted, beautifully decorated, modern kitchen to the rear of the home, fitted with a range of sleek white units and worktops.

To the first floor is the Primary bedroom to the front of the property and a second double bedroom to the rear. A third bedroom to the front of the property has a multiple of uses. The current owner makes use of the as an office space. The house bathroom room is neutrally decorated and has a white suite with shower over the bath.

Set on a good sized plot, the property also benefits from recently stylish landscaped rear garden with a patio area to enjoy your morning coffee or Alfresco Dining. Externally to the front is an ample driveway for multiple vehicles and a garage.

This property is sure to appeal to a range of potential purchasers and as such, early viewing is recommended.

Council Tax Band: C

