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- EPC C
- Integral Garage & Driveway
- Dining Kitchen
- Two Reception Rooms
- Three Bathrooms
- Five Bedrooms
- Modern Townhouse
- Council Tax Band - E
- Freehold

# Principal Rise Dringhouses, York YO24 1UF



TOTAL FLOOR AREA: 1802 sq ft (167.4 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. It is advised that the purchaser will verify the accuracy of the floorplan, measurements of rooms and any other items and no responsibility is taken for any omission or mis-statement. The plan is for illustrative purposes only and should be used as a guide only. Any prospective purchaser should be aware that the floorplan, measurements, and appliances shown have not been tested and no guarantee is given as to their operability.  
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Principal Rise  
Dringhouses, York  
YO24 1UF

£425,000

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This modern four-storey townhouse boasts five bedrooms and three bathrooms, located within a sought-after residential development on Principal Rise, just south of York city centre. Known for its strong sense of community, beautiful countryside walks, and excellent local amenities including supermarkets and York College. The development also provides convenient access to the A64, ideal for those commuting to Leeds and further afield.

The ground floor features a welcoming hallway with a cloakroom W.C., leading to an integral garage and a versatile family room/playroom overlooking the rear garden. On the first floor, you'll find a contemporary living room with access to a front balcony, alongside a rear breakfast kitchen equipped with oak-effect cabinetry, grey countertops, and integrated appliances. French doors open onto a Juliet balcony, enhancing the space with natural light and the landing offers a guest W.C.

The second and third floors host five bedrooms and three bathrooms, including two en-suite shower rooms and fitted wardrobes in the master bedroom.

Externally, the property offers off-street parking with a front driveway and garden, along with a rear garden featuring a patio and lawn.

Council Tax Band- E

