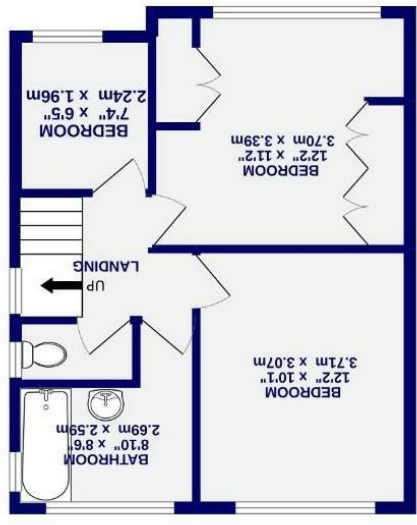
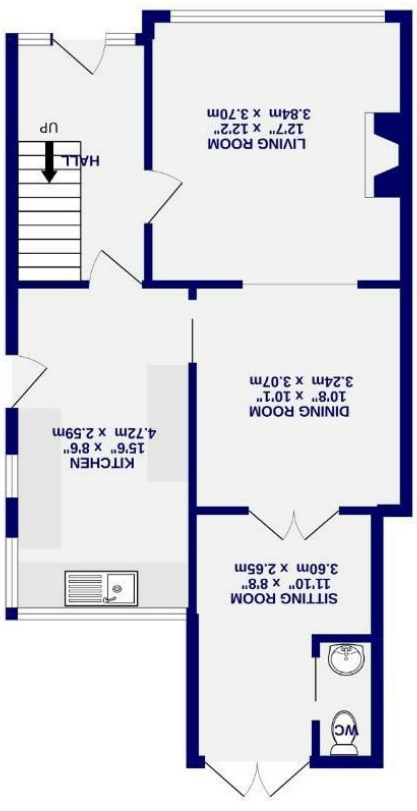




Vanbrugh Drive Badger Hill, York YO10 5HE

- Semi Detached Home
 - Three Bedrooms
 - Newly Fitted Kitchen
 - NO CHAIN
 - Family Home
 - Newly fitted Bathroom
 - Popular Location
 - Off Street Parking
 - Garage & Private Garden
 - EPC- D
- Freehold
Council Tax Band - C



While every attempt has been made to ensure the accuracy of the floorplans contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any omissions or mis-statements. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The network, systems and appliances shown have not been tested and no guarantee as to their operation or efficiency can be given. Plans with metopes 00022

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.

Vanbrugh Drive
Badger Hill, York
YO10 5HE

£365,000

 3  2

Ashtons Estate Agents are pleased to offer this recently refurbished, substantial three bedroom semi detached home. Located to the east of York, in the popular residential area of Badger Hill, and close to University of York. Within walking distance of Archbishop Holgate's School and a variety of local amenities, such as shops and cafes, along with commuter links to York city centre, this property is expected to be popular among a variety of buyers as it makes a wonderful family home.

Internally the property comprises a welcoming entrance hall, off which is the living room featuring a generous window overlooking the front lawn. A separate dining space give access to the kitchen and the sunroom to the rear of the property and a downstairs WC. At the end of the front entrance hall is the newly fitted kitchen with white sleek, shaker style units with integrated appliances and complementary work tops, offering plenty of storage and preparation space, A large window invites the natural daylight in and frames the view to the garden.

Upstairs are two sizable double bedrooms, a smaller third, ideal for an office or nursery. A modern and newly fitted WC and separate bathroom with shower over the bath and sink fitted into a vanity unit completes this floor.

Externally is driveway parking for multiple vehicles, a single garage, front lawn and private lawned garden to the rear.

A fantastic opportunity to acquire a substantial family home in a popular residential area. Freshly decorated and carpeted and ready to move into. viewing is highly recommended to appreciate what this home has to offer and the location.

Council Tax Band- C

