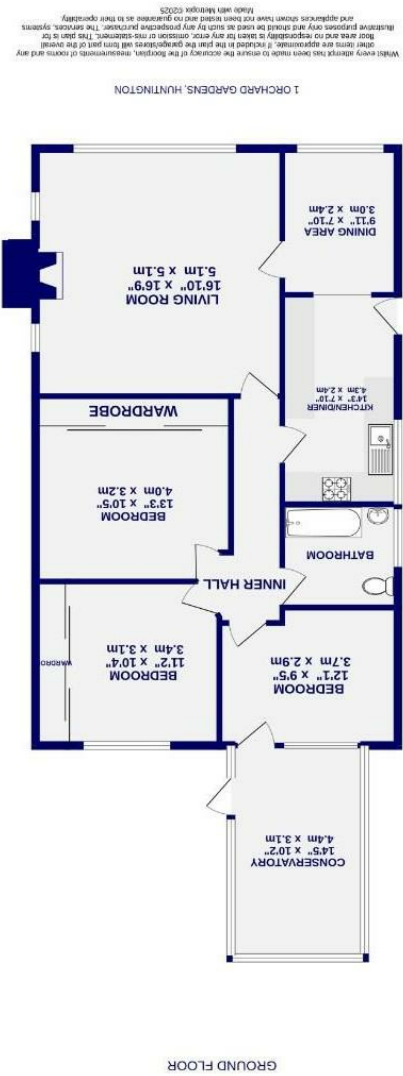




# Orchard Gardens Huntington, York YO31 9EA

Freehold  
Council Tax Band - D

- Detached Bungalow
- Three Bedrooms
- Generous Plot
- Potential For Further Extension (STPP)
- Popular Residential Setting
- Driveway & Garage
- No Onward Chain
- EPC D



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Orchard Gardens

Huntington, York

YO31 9EA

Offers Over £325,000

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Located in the popular residential area of Huntington, just north-east of York city centre, is this rarely available three-bedroom detached bungalow set on a superb plot. A much-loved home for many years, the property has been well maintained and presents a fantastic opportunity for further development or extension (subject to the necessary planning permissions). 'Orchard Gardens' benefits from excellent access to a range of local amenities, including the shops on Huntington Road and Brockfield Park Drive, Vangarde and Monks Cross Shopping Parks, a GP surgery, and regular bus connections to the city centre. The property is in the catchment area for the highly regarded schools Huntington has to offer.

Internally, the property features a fitted kitchen with a range of wall and base units, flowing through to the dining room located at the front of the home. Adjacent is the particularly spacious and bright living room, enjoying dual-aspect windows that allow natural light to flood the space. A central hallway leads to three well-proportioned bedrooms, two of which benefit from built-in storage, and a fully tiled three-piece bathroom. Completing the internal accommodation is a generous conservatory to the rear, offering a lovely outlook over the garden.

Externally, the property sits on a particularly generous plot offering excellent scope for extension. To the front, there is a lawned garden with hedge boundaries and a driveway providing off-street parking. A side path, with newly installed fencing, leads to the enclosed rear garden—mainly laid to lawn and bordered by hedges and mature trees, creating a strong sense of privacy. The garden also features flowerbeds and patio areas ideal for outdoor seating and entertaining.

To complete the offering, there is a single detached garage with power, positioned at the end of the driveway.

Expected to attract strong interest, early viewing is highly recommended.

Council Tax Band- D

