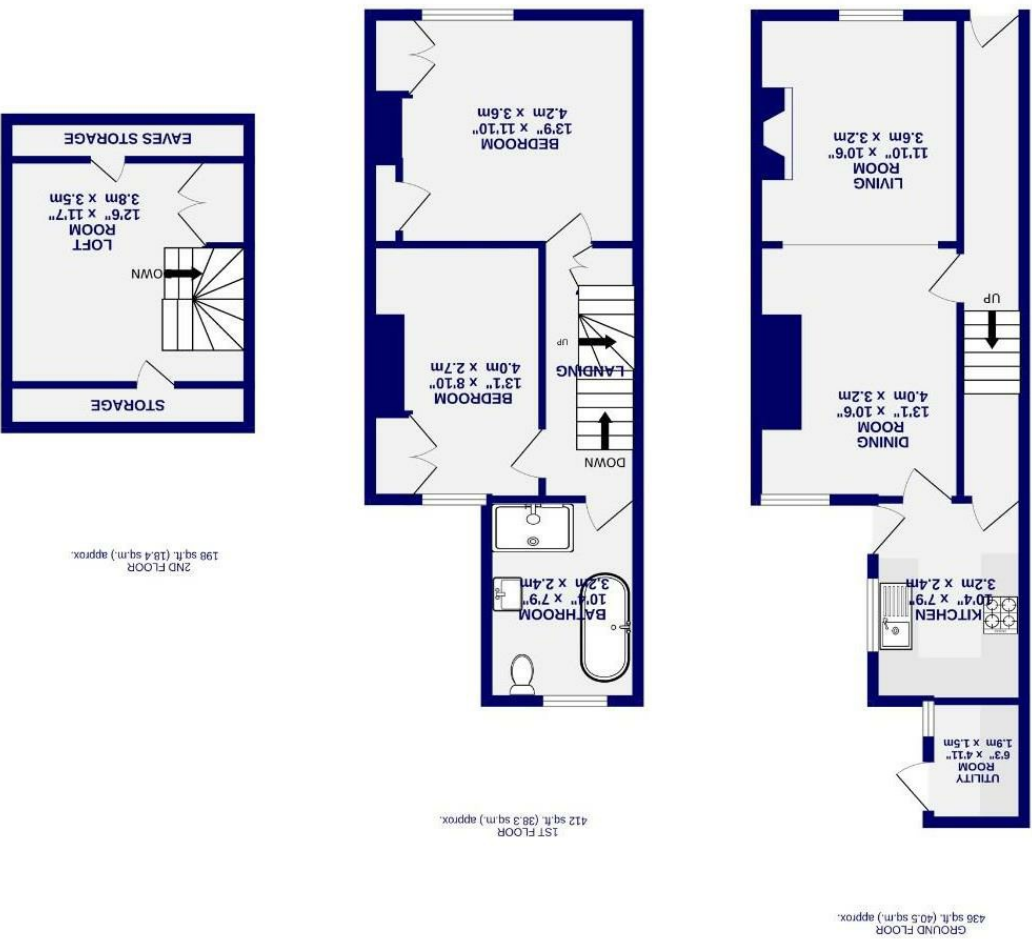


Swinerton Avenue
, York
YO26 4YT

Freehold
Council Tax Band - B

- Period Fore Courted Terrace
- Two Double Bedrooms & A Loft
- Room
- Wood Burning Stove
- Period Tiled Hallway
- South Facing Rear Courtyard
- Walking Distance York City Centre
- EPC D

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£280,000

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This beautifully restored two-bedroom period terrace has been thoughtfully renovated, combining timeless charm with modern finishes to create a truly special home. Finished to a high standard throughout, the property enjoys a spacious layout with character features, quality fittings and tasteful design details.

Set back from the street behind a generous frontage, the property opens into a striking entrance hallway with original tiled flooring, leading into a spacious open-plan living and dining room with high ceilings and a wood-burning stove, creating a warm and welcoming atmosphere ideal for entertaining. The country style fitted kitchen is a real highlight, featuring a range of stylish units, solid wood worktops and an adjoining walk-in pantry for practical storage. A external utility room completes the ground floor accommodation.

Upstairs, the property offers two generous double bedrooms and a beautifully appointed family bathroom complete with freestanding cast iron roll-top bath, tiled floors and high-quality fittings. Above, a fully converted and decorated attic room (not currently building regulation approved) provides an excellent storage space.

Externally, a delightful south-facing courtyard garden offers the perfect sun trap for al fresco dining, while to the front there is on-street parking readily available.

Located within walking distance of York train station and the city centre, this stunning home also enjoys easy access to the A59 and A64 for commuting further afield. Early viewing is essential to appreciate the quality, finish and location of this truly impressive property.

Council Tax Band- B

