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- Semi-Detached Family Home
- Three Bedrooms
- Two Reception Rooms
- Quiet Cul-De-Sac
- Generous Kitchen And Utility Room
- Ground Floor Shower Room And WC
- Substantial Plot
- Uninterrupted Views
- Sought After Location
- EPC TBC

Sherwood Grove
Acomb, York
YO26 5RB
Freehold
Council Tax Band - C



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Offers Over £300,000

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Positioned in the popular residential area of Acomb, just off Beckfield Lane, is this three bedroom semi-detached family home. Set on a generous plot with countryside views, the property is within walking distance of a variety of local amenities, excellent bus connections to York city centre, the ring road, and Manor Church of England Academy.

This has been a much-loved home that now requires modernisation and offers exciting potential for development and extension (subject to the relevant planning permissions).

Upon entering the welcoming entrance hall, the home's potential is immediately apparent. To the right is a bright living room featuring a traditional bay window that fills the space with natural daylight. At the centre of the home is a second reception room, leading to a substantial kitchen, a generous utility room, and then onto a shower wet room with WC. Access to the rear garden is via the utility area.

To the first floor are two double bedrooms and a single bedroom. The two front bedrooms benefit from wonderful, uninterrupted views across open countryside. A house bathroom completes the accommodation on this floor.

Externally, the front of the property offers driveway parking for multiple vehicles and a mature planted garden area. To the rear is a large, elongated garage and a brick-built workshop, all nestled within the substantial plot.

This property presents a phenomenal opportunity for a family to modernise and create a long term home in a desirable setting. A viewing is essential to fully appreciate the space, potential, and stunning location.

Council Tax Band - C

