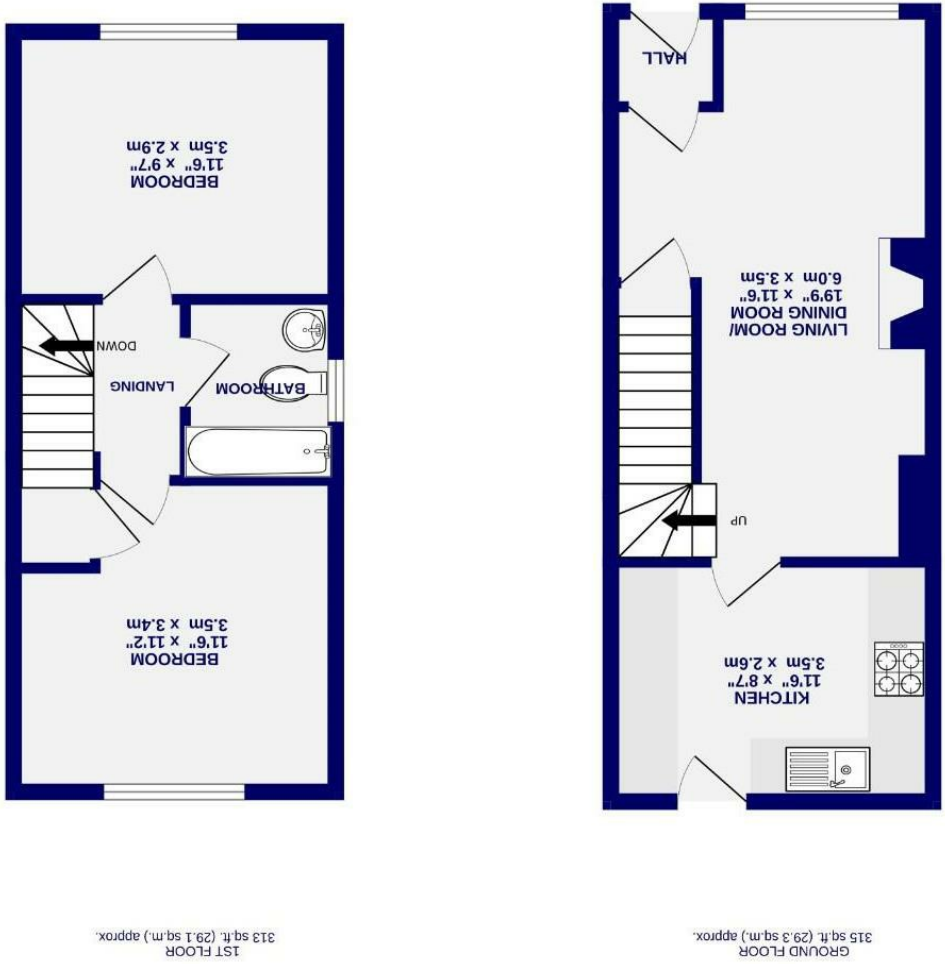




Orrin Close , York YO24 2RA

Freehold
Council Tax Band - B

- End Terrace Home
- Two Bedrooms
- Generous Size Living Room
- Kitchen Leading To The Rear Garden
- Modern Bathroom
- Sought After Location
- Private Garden
- Of Street Parking
- EPC C



Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of rooms and any other areas and no responsibility is taken for any discrepancy or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been visited and no guarantee as to their operability, condition or availability can be given.

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 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.

Orrin Close
, York
YO24 2RA

£235,000

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Nestled in a tranquil and family-friendly neighbourhood, this immaculate two-bedroom end terrace home is offered with no onward chain. Located in the highly sought-after Woodthorpe area, it benefits from a wide range of local amenities including shops, eateries, doctors, and a dentist. Excellent transport links provide easy access into York city centre, while the outer ring road is conveniently positioned for those needing to commute further afield. The property also sits within reach of both primary and secondary schools, making it an ideal choice for families and professionals alike.

Upon entering through the front porch, you are welcomed into a bright and inviting living room with a focal fireplace and an abundance of natural light streaming through the front window. To the rear, the kitchen offers a range of wall and base units, generous worktop space, and direct access to the garden.

Upstairs, there are two well-proportioned double bedrooms with ample space for wardrobes and storage. The family bathroom is fitted with a white three-piece suite and a rainfall shower over the bath.

Externally, the front of the property features a lawn and a shared driveway leading to parking at the rear. The rear garden provides a private outdoor space, complete with a patio area and a lawn.

The property offers scope for modernisation, providing buyers with an exciting opportunity to add value and create a home tailored to their own taste and style.

A viewing is highly recommended to appreciate the potential and location of this home.

Council Tax Band B

