





Norway Drive  
, York  
YO10 4NY

£575,000



Tucked away at the end of a peaceful cul-de-sac in the highly sought-after area of Fulford, this beautifully presented detached family home enjoys a delightful outlook over local greenery and playing fields. Ideally positioned to the south of York, the property is within the catchment area for the well-regarded Fulford Secondary School and benefits from excellent local amenities, regular bus links to York City Centre and train station, as well as popular riverside walks along the River Ouse and Millennium Bridge into South Bank.

Internally, the accommodation is thoughtfully arranged and finished to a high standard. The entrance hall leads to a bright and spacious living room, set to the rear of the property with a large window overlooking the immaculately landscaped south-facing garden. This light-filled space is complemented by the open-plan kitchen and dining room next door, which has been upgraded with a modern shaker-style kitchen offering ample storage and worktop space. From here, the dining area flows into the impressive garden room extension, featuring a vaulted ceiling, skylight, and windows across three sides that flood the room with natural light. A convenient ground-floor WC completes the layout.

Upstairs, a generous landing leads to three well-proportioned bedrooms. The principal bedroom overlooks the rear garden and boasts a stylishly upgraded en-suite shower room, while the remaining bedrooms are served by a modern three-piece family bathroom.

Externally, the property offers a low-maintenance front garden and a generous driveway leading to a detached single garage with vaulted ceiling and power. To the rear, the south-facing garden has been meticulously landscaped, featuring lawn and patio areas, established flowerbeds, a discreetly positioned storage shed, and a versatile garden room behind the garage – ideal as a home office, studio, or additional living space.







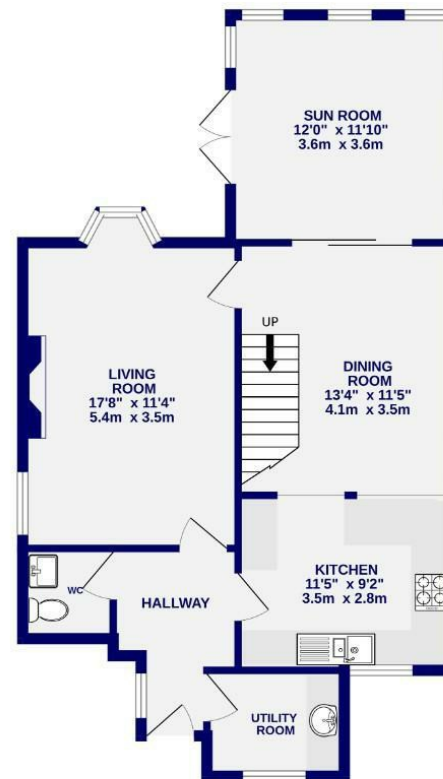


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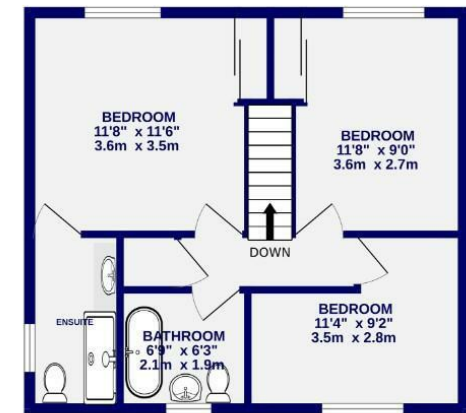
Freehold  
Council Tax Band - E

- Detached Family Home
- Three Bedrooms
- Bathroom, Ensuite & Ground Floor W.C
- Driveway & Garage
- South Facing Garden
- Popular Residential Area
- Stunning Aspect
- EPC B

GROUND FLOOR  
695 sq.ft. (64.6 sq.m.) approx.



1ST FLOOR  
476 sq.ft. (44.2 sq.m.) approx.



TOTAL FLOOR AREA: 1171 sq.ft. (108.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of rooms and any other items are approximate. If included in the plan the garageways will form part of the overall floor area and no responsibility is taken for any error, omission or mis-statement. 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 tested and no guarantee as to their operability.  
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