



Tudor Road Acomb, York YO24 3AY

£325,000



Set on a generous corner plot within this ever-popular residential area to the west of York, this superb three-bedroom semi-detached home offers spacious, well-presented accommodation and a wonderful south-west facing garden.

The property is entered via a welcoming hallway which leads into a bright and comfortable living room, complete with a bay window and a log burning stove set within a feature fireplace, the perfect space to relax. To the rear, the home opens into a stylish and extended dining kitchen fitted with an excellent range of units and featuring a skylight that floods the space with natural light. The dining area enjoys French doors leading into a large conservatory, providing a seamless flow between the living spaces and the garden beyond.

To the first floor are two double bedrooms, a further single bedroom and a modern family bathroom. The property also benefits from velux windows in the loft to provide storage and offers the potential for extension subject to planning.

Externally, the property really stands out for its outdoor space. A large private plot wraps around the side and rear of the home, with mature planting, lawned areas, and a sunny south-west facing aspect ideal for entertaining or family life. There is also a detached outdoor office with power, a garage attached to the house, and a generous driveway providing parking for multiple vehicles.

Tudor Road is ideally positioned for access to a range of local amenities, well-regarded schools, and the York Outer Ring Road, while the city centre is easily accessible by car, bus, or bike.

A fantastic home with superb garden space and flexible living accommodation – early viewing is highly recommended.

****AI has been used to show the loft room without items****

Council Tax Band - B



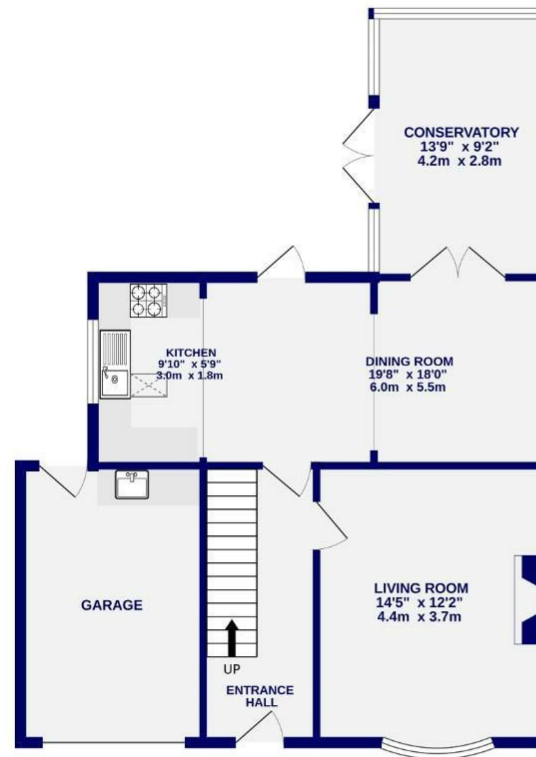


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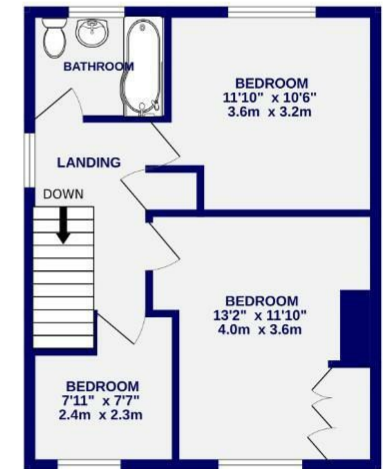
Freehold
Council Tax Band - B

- Semi Detached House
- Rear Kitchen Extension
- South West Facing Rear Garden & East Facing Side Garden
- Driveway Parking
- Three Bedrooms
- Garage & Outdoor Office
- EPC D

GROUND FLOOR
753 sq.ft. (70.0 sq.m.) approx.



1ST FLOOR
421 sq.ft. (39.1 sq.m.) approx.



TOTAL FLOOR AREA : 1174 sq.ft. (109.1 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 garage/porches 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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