



The Leyes, York, YO10 3PR

- Stunning Two-Bedroom Mid-Terrace Home
- Modern Open-Plan Kitchen Diner
- Gravelled Driveway Parking
- Garden Backing Onto Osbaldwick Sports Club
- Part-Lawned Garden With Decking
- Council Tax Band B

£300,000



The Leyes, York, YO10 3PR

DESCRIPTION

Beautifully presented and in truly stunning condition throughout, this superb two-bedroom mid-terrace home on The Leyes in York offers stylish, move-in-ready living with one of the most attractive garden outlooks in the area. The rear garden backs directly onto the picturesque Osbaldwick Sports Club, providing open views, privacy and a wonderful sense of space rarely found in this location.

The ground floor features a welcoming entrance hall, a well-proportioned lounge and an impressive open-plan kitchen/diner extending to approximately 6m. This sociable space is ideal for modern living, with plenty of room for dining and direct access to the rear garden. A useful utility room completes the ground floor.

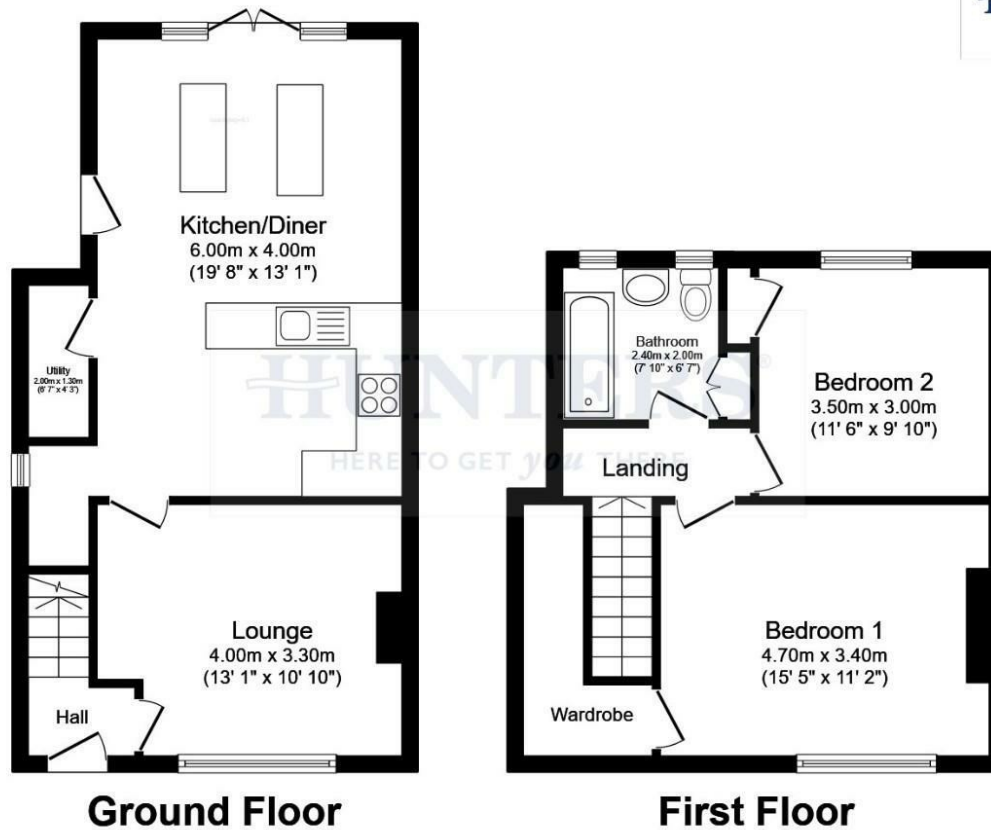
Upstairs are two generous double bedrooms and a contemporary family bathroom, all finished to a high standard.

The rear garden is a standout feature — partly lawned with a decked seating area directly off the back door, creating an ideal space for outdoor dining and relaxation. The garden enjoys uninterrupted views across Osbaldwick Sports Club, giving a sense of openness that sets this home apart. To the front, a gravelled driveway provides off-street parking for one vehicle, a valuable benefit in this popular residential area.

The Leyes offers excellent access to local amenities, schools, green spaces and commuter routes into York, making this an ideal home for first-time buyers, downsizers or anyone seeking a beautifully finished property with a premium garden outlook.







Total floor area 80.7 sq.m. (869 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by propertybox.io

Viewings

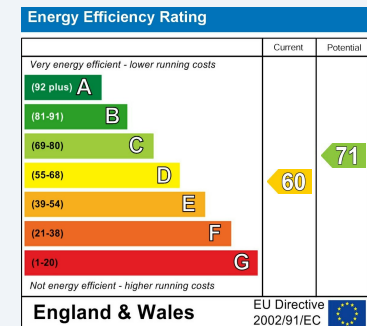
Please contact york@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.