

These particular images have been prepared as accurately as possible and should 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 or fact 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 as a guide 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 Ashlons 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. Please note that some images may have been edited with the use of AI. We are legally required to carry out AML checks for all purchasers, sellers and giftors, which become mandatory once an offer has been accepted. There is a non-refundable fee of £30 + VAT per purchaser and per giftor for these checks.

- Freehold
Council Tax Band - D

Elvington Park
Elvington, York
YO41 4DW



Elvington Park
Elvington, York
YO41 4DW

£325,000

 2  1

Situated in a highly sought-after cul-de-sac position within the popular village of Elvington, this well-presented two double bedroom detached bungalow is offered to the market with no onward chain, presenting an excellent opportunity for buyers looking to downsize, retire, or personalise a home to their own taste.

The property is entered via a side entrance hallway which provides access to the principal accommodation. Positioned to the front of the home is the fitted kitchen, offering a well-maintained range of units and workspace, whilst also presenting excellent potential for modernisation and improvement.

The spacious front lounge/dining room is filled with natural light from the attractive bay window and additional side window, creating a bright and welcoming living space. A feature fireplace forms the focal point of the room, ideal for both relaxing and entertaining.

To the rear of the property are two generously proportioned double bedrooms overlooking the garden, together with a modern three-piece family bathroom comprising a walk-in shower, wash basin and WC.

Externally, the bungalow benefits from a front garden and driveway providing off-street parking, leading to an attached side garage. To the rear is a good-sized enclosed garden with patio seating area, offering a pleasant outdoor space for gardening, entertaining or enjoying the quieter surroundings.

Properties in this location are rarely available and early viewing is highly recommended.

A selection of rooms have been dressed using AI for illustrative purposes.

