

Askham Fields Lane, Askham Bryan, York

£600,000

Stephensons
estate agents & chartered surveyors

Askham Fields Lane, York YO23 3LT

Est. 1871

£600,000

A beautifully maintained four-bedroom village home offering generous living space, landscaped gardens and countryside views, perfectly positioned for rural living with excellent commuter links.

This attractive and generously proportioned family home has been lovingly maintained and offers well-balanced accommodation arranged over two floors, complemented by a large detached garage and excellent external space.

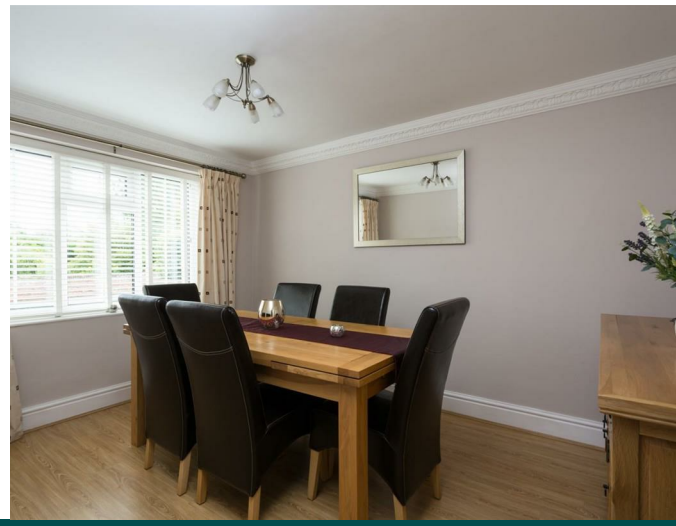
The welcoming entrance hall leads through to a superb dual-aspect living room, a real highlight of the property, enjoying abundant natural light and delightful rear views across the garden and open countryside beyond. A separate dining room provides an ideal space for entertaining or family meals, while the breakfast kitchen with fitted appliances is well planned and perfectly suited to everyday living.

To the first floor, the property offers four well-proportioned bedrooms. The principal bedroom benefits from fitted wardrobes and a private en suite bathroom, while the remaining three bedrooms are served by a family shower room. Bedrooms 2 & 3 also benefit from built in wardrobes.

Externally, the property is approached via a large gravelled driveway with attractive walled boundaries, providing ample off-street parking. Timber gates lead through to a substantial







Tenure: Freehold
Broadband Coverage: Up to 1000* Mbps download speed
EPC Rating: C - 72
Council Tax: F - City of York
Current Planning Permission: No current planning permissions

Imagery Disclaimer: Some photographs and videos within these sales particulars may have been digitally enhanced or edited for marketing purposes. They are intended to provide a general representation of the property and should not be relied upon as an exact depiction.

*Broadband speeds are predicted based on the address entered. You should check with broadband suppliers in your area to confirm your maximum speed available.











detached garage, offering excellent storage or potential workshop space. To the rear, the beautifully landscaped garden features a patio area ideal for outdoor dining, along with a well-maintained lawn and open views that enhance the sense of space and tranquillity.

The property is located within the highly regarded village of Askham Bryan, known for its strong community feel and range of local amenities, including a village hall, public house, childrens nursery, primary school (neighbouring Askham Richard) and countryside walks on the doorstep. Despite its peaceful rural setting, the property enjoys excellent connectivity, with close proximity to the A64 and wider motorway network, providing convenient access to York city centre and beyond, all while sitting within this quite stunning village.

In accordance with Anti-Money Laundering Regulations, we are required to carry out identity and anti-money laundering checks on all purchasers. A non-refundable fee of £30 + VAT (£36 including VAT) per purchaser is payable for these checks. The fee must be paid before we can issue a Memorandum of Sale to the solicitors and is non-refundable should the purchase subsequently not proceed.

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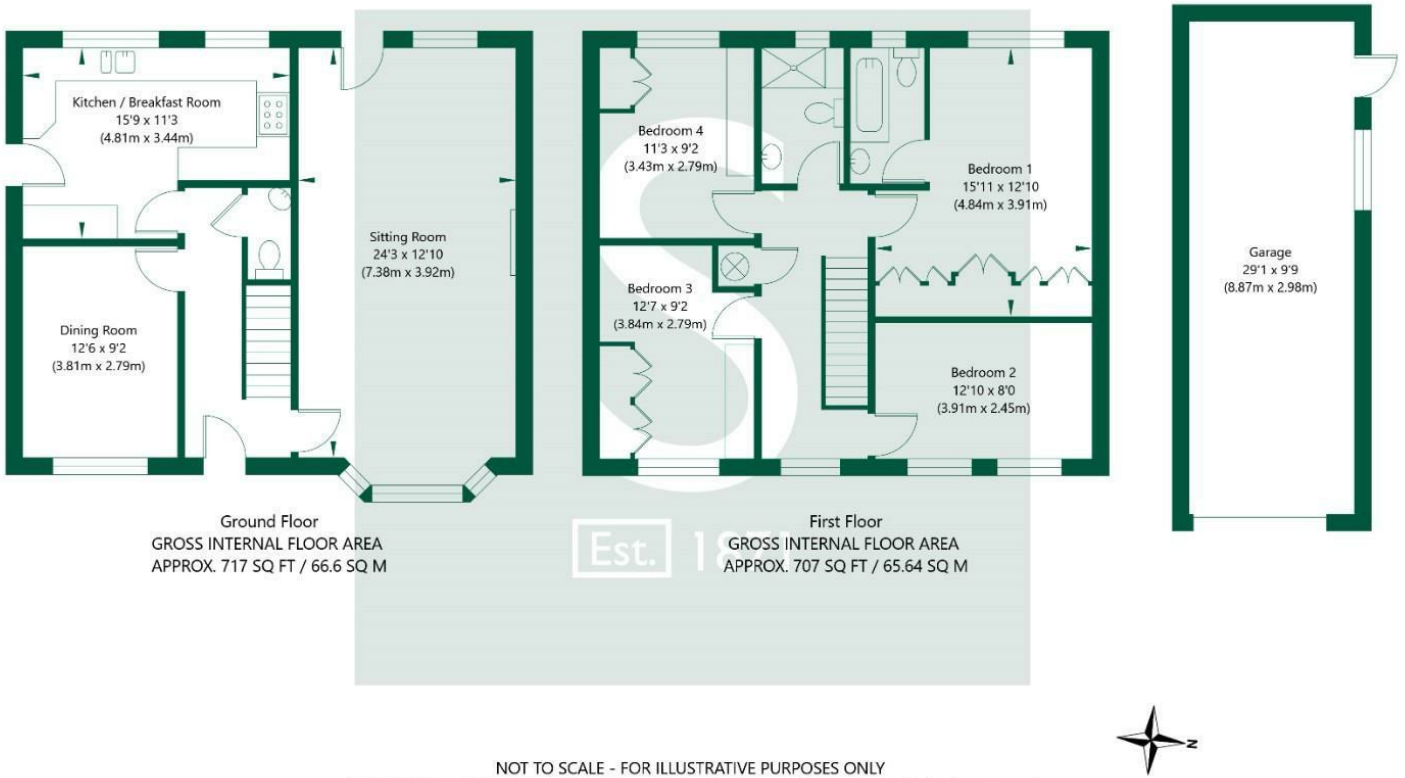
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NOT TO SCALE - FOR ILLUSTRATIVE PURPOSES ONLY
APPROXIMATE GROSS INTERNAL FLOOR AREA 1424 SQ FT / 132.24 SQ M - (Excluding Garage)
All Measurements and fixtures including doors and windows are approximate and should be independently verified.

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