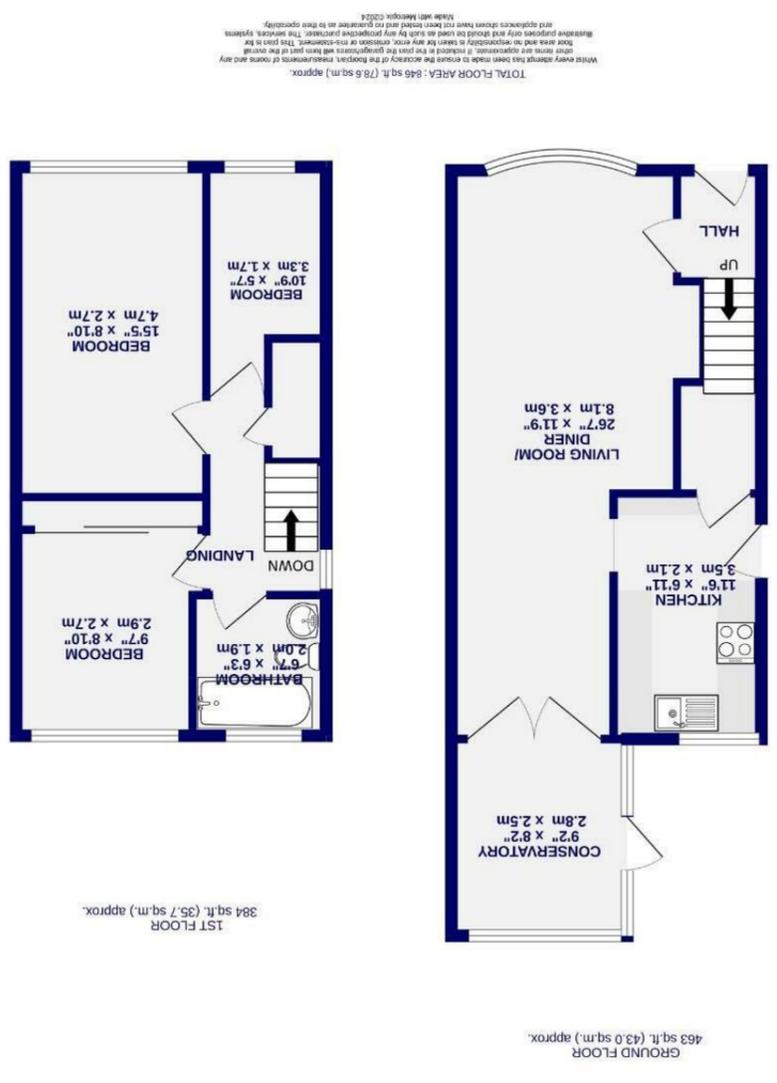


These particulars have been prepared as accurately and as reliably as possible, but should not be relied upon as 'statement of fact'. If there is any point which is of particular importance to you, please contact the office and we would be pleased to check the information. We have not tested any services, appliances, equipment or facilities and nothing in these particulars should be deemed to be a statement 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 Ashtons 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.



- Detached House
- Three Bedrooms
- Modern Kitchen
- Modern Bathroom
- Sought After Location
- South Facing Rear Garden
- EPC C

Freehold
Council Tax Band - C

Wheatfield Lane
Haxby, York
YO32 2YX



Wheatfield Lane

Haxby, York

YO32 2YX

£315,000

 3  1

Situated in the sought-after residential area of Haxby, this three-bedroom detached home is ideally located close to highly regarded schools and a range of local amenities. The property is now offered with no forward chain, presenting an excellent opportunity for buyers.

The ground floor boasts a welcoming entrance hall leading to a bright and spacious living room, featuring a bay window that floods the space with natural light. This room flows seamlessly into a rear dining area, enhanced by French doors opening to a conservatory. The contemporary kitchen is fitted with stylish units, chrome handles, granite-effect worktops, and a selection of integrated appliances.

Upstairs, the property offers three generously sized bedrooms and a modern family bathroom.

Externally, the home includes a front garden and driveway, while the south-facing rear garden features a patio area, garage, and ample space for outdoor enjoyment.

Council Tax Band- C

