

21 Main Street Copmanthorpe

York, YO23 3ST

Offers Over £575,000

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A STUNNING 4 BEDROOM VICTORIAN SEMI DETACHED HOUSE WITH PRIVATE DRIVEWAY AND LARGE LAWNED GARDEN SET IN THE CENTRE OF THIS HIGHLY SOUGHT AFTER VILLAGE WITH EASY ACCESS TO THE A64 AND IN TO YORK CITY CENTRE. The property has been upgraded and maintained to a high standard by the current owners with sash style double glazing, gas central heating and retaining many attractive period features to provide bright and spacious living accommodation comprising entrance vestibule and hallway with original patterned tile floor and original ceiling cornicing, lounge with bay window, original ceiling cornicing and period style fireplace, separate dining room with period style fireplace, snug, large breakfast kitchen with modern fitted units with breakfast bar and French doors to garden, utility room, first floor landing, 3 bedrooms, bathroom/w.c with feature freestanding bath and walk in shower, additional w.c., second floor bedroom 4. Private driveway with off street parking. Attractive fenced enclosed lawned rear garden with large timber cabin. We highly recommend an internal viewing of this attractive period family home.

Entrance Vestibule
Entrance door with glazed panel above. Mosaic flooring. Panelled door with stained glass to

Hallway
Ceiling cornicing, stairs to first floor, column radiator. Original mosaic floor. Original ceiling cornicing. Stripped pine doors to

Lounge
16'0 x 11'10 (4.88m x 3.61m)
Bay window to front, original ceiling cornicing, ceiling rose, picture rail, period style feature fireplace with cast iron insert housing gas fire, radiator, tv point, power points. Carpet

Dining Room
14'0 x 11'10 (4.27m x 3.61m)
Window to side, ceiling cornicing, ceiling rose, built in cupboards to alcove, period style feature fireplace with cast iron insert housing gas fire, radiator, power points. Oak floor. Double doors to kitchen

Snug
13'10 x 8'2 (4.22m x 2.49m)
Ceiling cornicing, ceiling rose, recessed firebreast, understair storage cupboard, power points. Carpet

Kitchen/Breakfast Room
29'6 max x 15'3 (8.99m max x 4.65m)
Modern gloss fronted units comprising one and a half bowl sink unit, base, wall and larder units, solid wood work surfaces and breakfast bar, gas cooker point with extractor hood above, contemporary radiator, 3 windows to side and French doors to rear garden.

Utility Room
Base, wall and larder units, work surface, plumbing for washing machine, power points.



















First Floor Landing
Velux window, ceiling cornicing, stairs to first floor, understair storage cupboard, balustrade. Carpet. Stripped pine doors to

Bedroom 1
15'3 x 14'0 (4.65m x 4.27m)
Window to front, ceiling cornicing, ceiling rose, radiator, power points. Carpet

Bedroom 2
14'0 x 8'11 (4.27m x 2.72m)
Window to side, built in cupboard with panelled door, period cast iron fireplace, radiator, power points. Carpet

Bedroom 3
10'5 x 7'5 (3.18m x 2.26m)
Window to rear, radiator, power points. Carpet

Bathroom
10'5 x 7'2 (3.18m x 2.18m)
Modern quality suite in white comprising freestanding bath, walk in shower cubicle, wash hand basin, w.c., window to rear

Separate WC
Velux window, w.c.

Second Floor Landing

Bedroom 4
14'5 x 14'1 (4.39m x 4.29m)
Spacious double bedroom with velux windows to front and rear, storage to eaves.

Outside
Forecourt front garden with flower borders. Driveway with off street parking. Attractive and private enclosed rear garden with gated access to driveway set to lawn with patio area, flower borders. Large timber cabin that provides a large storage room that would convert to a home office along with an additional area with separate door used as a garden store.

Agents Note:
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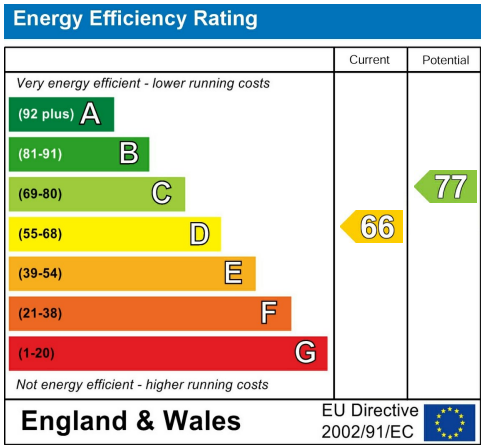
FLOOR PLAN



LOCATION



EPC



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Anglia House, 3a Bishopthorpe Road, York, YO23 1NA
Tel: 01904 646611 Email: info@churchillsyork.com www.churchillsestateagents.co.uk