



Acomb Wood Close, York, YO24 2SN

- Detached Three Bedroom Home
- Spacious Living And Dining Room With Garden Access
- Integral Garage and Private Driveway
- Council Tax Band D
- Offered With No Onward Chain
- Modern Kitchen
- Private Rear Garden in a Popular Residential Location

£375,000



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DESCRIPTION

This detached three-bedroom home on Acomb Wood Close offers generous living space, a practical layout and a peaceful residential setting in one of York's most popular suburbs. Sold with no onward chain, it presents an excellent opportunity for buyers seeking a straightforward, stress-free move in a well-connected part of the city.

The ground floor features a bright and spacious living and dining room with direct garden access — ideal for modern family living and entertaining. The contemporary kitchen provides good storage, ample worktop space and views over the rear garden, with a welcoming hall, porch and access to the integral garage completing the layout.

Upstairs, there are three well-proportioned bedrooms and a modern family bathroom, offering flexibility for families, couples or those needing a dedicated home office.

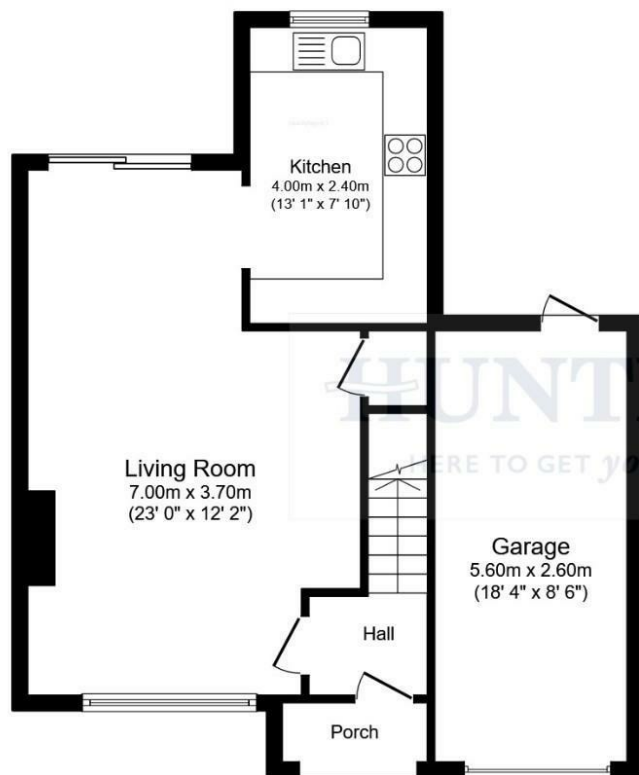
Outside, the property enjoys a private rear garden with lawn, patio and established planting, creating a versatile space for relaxing or entertaining. A driveway and front garden add further convenience and kerb appeal.

Acomb Wood Close is well placed for local shops, schools, woodland walks and transport links, with easy access to York city centre and the A64. The area remains a popular choice for buyers seeking a quiet residential location with strong amenities.

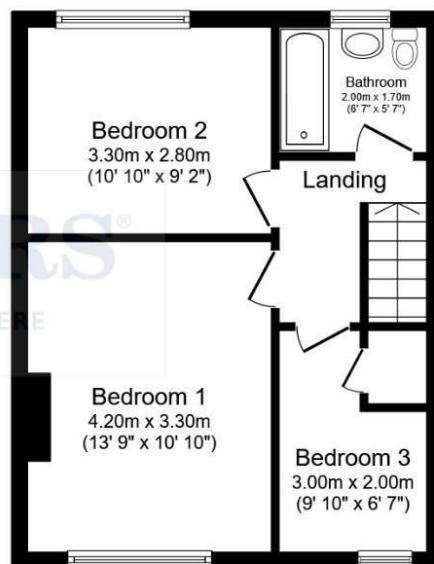
A well-located detached home in York, offered with no onward chain and ready for its next chapter.







Ground Floor



First Floor

Total floor area 98.8 sq.m. (1,063 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.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		60	84
		EU Directive 2002/91/EC	

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.

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