



Sawyers Crescent Copmanthorpe, York YO23 3YA

£200,000



Located in the popular village of Copmanthorpe, just south of York, this well-maintained mid-terrace home offers excellent access to York city centre, the railway station and the outer ring road, while benefiting from the village's excellent range of local amenities. Having been a much-loved home for many years, the property is now offered with no onward chain and presents an excellent opportunity for a first-time buyer or those looking to downsize.

The property opens into an entrance hall leading through to a spacious open-plan living and dining room, creating a bright and versatile space for everyday living. To the rear is a fitted kitchen offering a range of wall and base units, with ample worktop space and room for freestanding appliances.

Upstairs, there are two well-proportioned double bedrooms of similar size, together with a three-piece family bathroom and a useful overstairs storage cupboard.

Externally, the rear garden is larger than expected for a property of this style and enjoys a private aspect. It is thoughtfully arranged with lawn and patio areas, providing plenty of space for outdoor seating and entertaining, with a garden shed positioned at the end. The garden is fully enclosed by fenced boundaries, with the potential for off street parking.

Offered with no onward chain and situated in one of York's most sought-after villages, this property is sure to be popular on the open market. Early viewing is highly recommended.



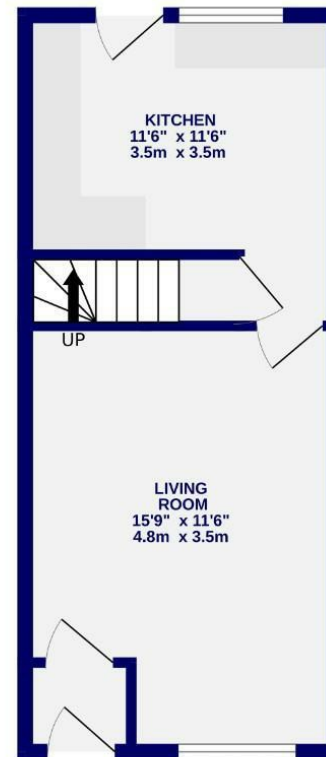


Sawyers Crescent Copmanthorpe, York YO23 3YA

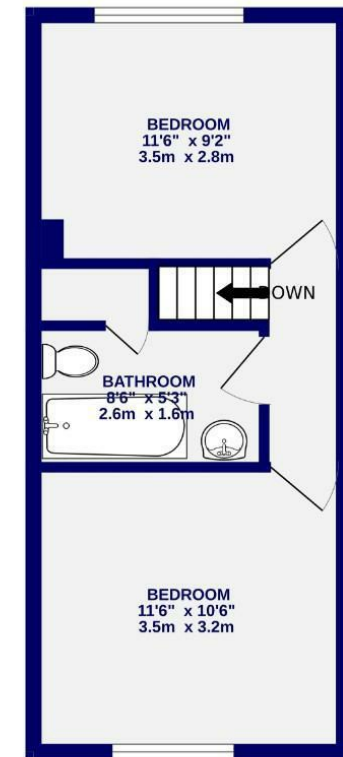
Freehold
Council Tax Band - B

- Wonderful Potential
- Larger Than Expected Garden
- Off Street Parking Available
- Popular Village Setting
- Two Double Bedrooms
- First Floor Bathroom
- No Onward Chain
- EPC TBC

GROUND FLOOR
312 sq.ft. (29.0 sq.m.) approx.



1ST FLOOR
311 sq.ft. (28.9 sq.m.) approx.



TOTAL FLOOR AREA: 623 sq.ft. (57.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of rooms and any other items are approximate. It is included in the plan the garage/shed will form part of the overall floor area and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability.
Made with Metroplan ©2026

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. 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.