



52 Primrose Grove, Selby, YO8 4XS

SAVE TIME & BOOK YOUR VIEWING ON THE JIGSAW WEBSITE & CLICK ON 'REGISTER TO VIEW A PROPERTY' FROM OUR MAIN MENU

- Renovated Semi-Detached Property
- Gas Central Heating
- Council Tax Band - A
- Three Bedrooms
- Freehold Property
- Large Lounge With Media Wall
- Driveway Parking
- EPC Rating - C
- Viewing Highly Recommended

£900 Per Month

Jigsaw Move are pleased to present this recently renovated semi-detached house nestled in the charming area of Primrose Grove, Selby. The property offers a delightful blend of modern living and comfort. Spanning an impressive 797 square feet, the property boasts two spacious reception rooms, perfect for both relaxation and entertaining.

The ground floor features a large lounge, complete with a stylish media wall, which seamlessly flows into a brand new kitchen. Adjacent to the kitchen, a conservatory opens up to a well-maintained rear garden, providing an ideal space for outdoor gatherings or quiet moments in the sun.

As you ascend to the first floor, you will find three well-proportioned bedrooms, each offering a peaceful retreat. The modern family bathroom is thoughtfully designed, ensuring convenience for all.

This property comes with the added benefit of driveway parking providing ease of access, while the good-sized gravelled rear garden, complete with a decking area, offers a perfect setting for summer barbecues or simply enjoying the outdoors.

The property is situated within walking distance to Selby Town Centre. Selby hosts a range of local amenities including a buzzing high street with; shops, doctors, opticians, beauty parlours, super markets, restaurants and is also home to the historical Selby Abbey. With its close proximity to all major networks, Selby is ideal when commuting to York, Leeds and Hull.

In summary, this semi-detached house in Primrose Grove is a wonderful opportunity for families or individuals seeking a stylish and comfortable home in a desirable location. With its recent renovations and ample outdoor space, it is sure to impress.

COUNCIL TAX BAND

Please note that the council tax band for the property has either been advised by the owner or we have sought from online resources. Whilst we endeavour to ensure our details are accurate and reliable, we strongly advise to make further enquiries before continuing.

HOW DO I APPLY FOR A PROPERTY?

Apply Online & Save Time!

To book a viewing, simply visit our website and click 'Register to View a Property' from the main menu.

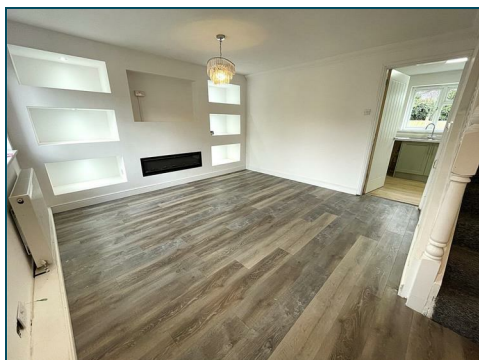
If you are interested in the property after your viewing, you can download and complete our 'Property Rental Application' form directly from our website.

LETTINGS FEES UPON APPLICATION

Additional fees apply for this property and are as follows; 1 weeks rent holding fee for each property. Please note, the holding fee is deductible from the first month's rent on the property if successful. There will also be a bond for the property equal to 5 weeks rent which will be held for the duration of the tenancy with the DPS. Go to, www.jigsawletting.co.uk or call for more details

LETTINGS VIEWINGS

Strictly by appointment with the sole agents by contacting 01757 241123. If there is any point of particular importance to, that we will be pleased to provide additional information or to make any further enquiries. We will also confirm that the property remains available. This is particularly important if you are travelling some distance to view the property. A full copy of the EPC for the property is available upon request.



UTILITIES MATERIAL INFORMATION

Electricity supply – mains

Water supply – mains

Sewerage – mains

Heating – Gas Central Heating

Broadband – FTTP (fibre to the premises)

Mobile signal/coverage is good in this area

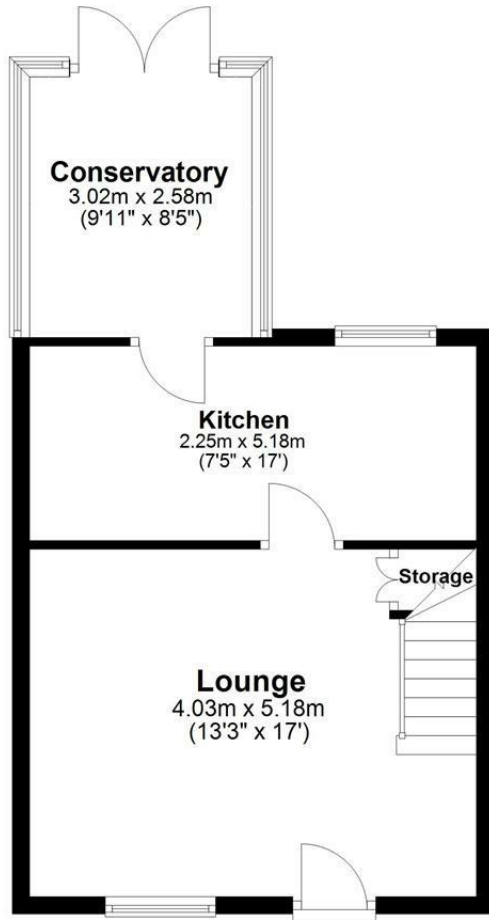
OPENING HOURS LETTING TEAM

Monday – Friday 9.00am to 5.00pm Saturday – 9.00am – 1.00pm



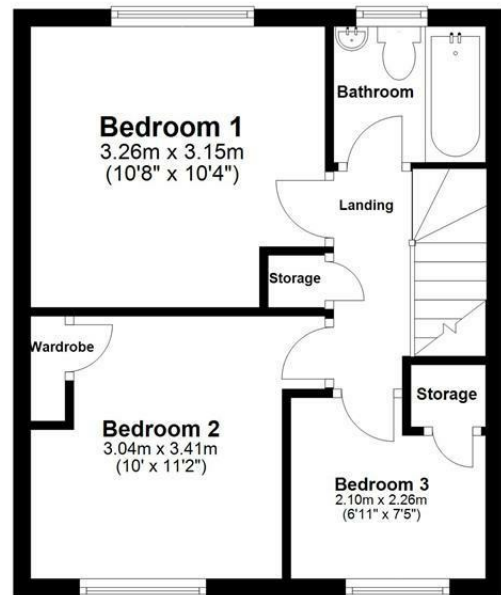
Ground Floor

Approx. 41.1 sq. metres (442.3 sq. feet)



First Floor

Approx. 33.0 sq. metres (355.7 sq. feet)



Total area: approx. 74.1 sq. metres (797.9 sq. feet)

