
21 Skipwith Road, Escrick, York YO19 6JA
HUDSON
MOODY

A superbly presented and extended modern four bedroom DETACHED HOUSE situated in the much sought after village of Escrick. The village lies just off the A19 south, being within easy reach of York and has plenty of local amenities within walking distance including a Doctor's surgery and Primary School.

- Superb Modern Detached House
- Enviable Village Location
- Catchment for Fulford Secondary School, Rated Outstanding
- Air Source Heat Pump Recently Installed
- Ground Floor Cloakroom
- Four Well Proportioned Bedrooms
- House Bathroom
- Double Garage
- Immaculate Lawned Gardens
- Off Street Parking

Offers Over £475,000

Tenure: Freehold

Council Tax Band: E

21 Skipwith Road

Approximate Gross Internal Floor Area = 120.1 sq m / 1292 sq ft

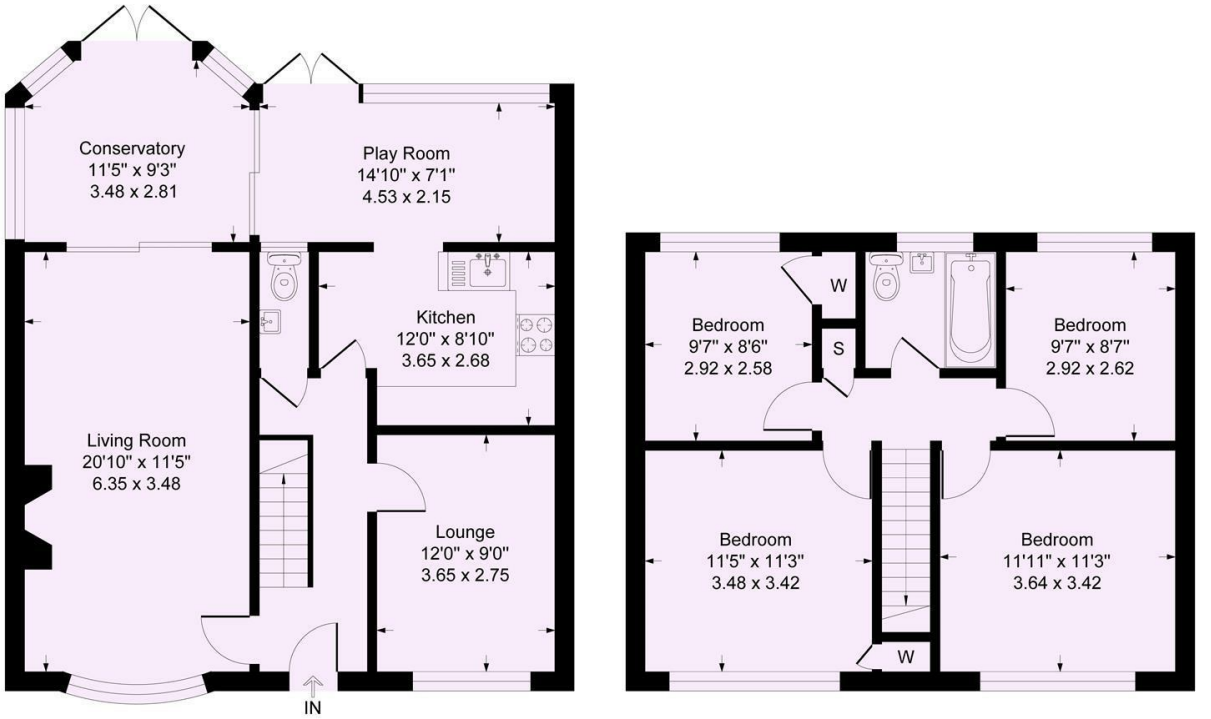

Illustration for identification purposes only, measurements are approximate, not to scale.















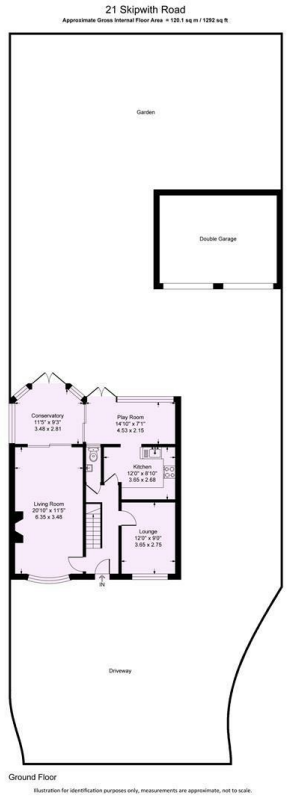



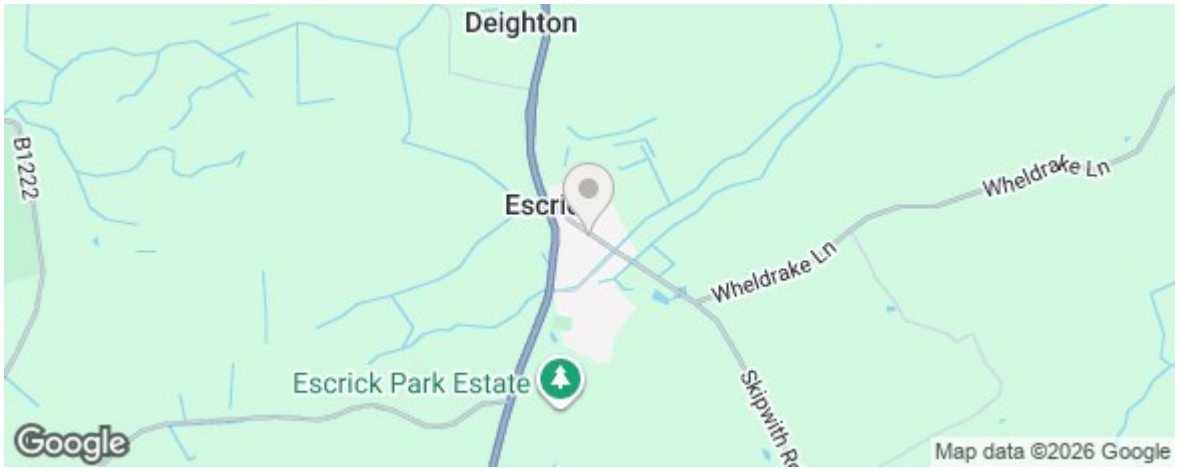

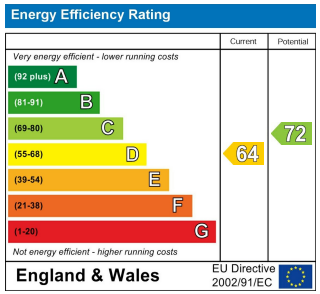

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IMPORTANT NOTICE

1. 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. Please do so particularly if contemplating travelling some distance to view the property.
2. 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.
3. Any areas, measurements, floor plans or distances referred to are given as a guide only and are not precise.
4. 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.
5. No person in the employment of Hudson Moody 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.
6. All buyers are asked to complete an online AML check through HIPLA, at their own expense, at the time of their offer to purchase a property being accepted and before the Memorandum of Sale can be issued.

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