



21 Springfield Drive
York, YO51 9ED
Guide price £390,000



EXCEPTIONALLY WELL PRESENTED END OF TERRACE FAMILY HOME SITUATED IN A POPULAR RESIDENTIAL AREA WITHIN WALK DISTANCE TO LOCAL SHOPS SCHOOLS AND AMENITIES
TWO RECEPTIONS ROOMS ONE WITH WOOD BURNING STOVE
EXTENDED DINING KITCHEN, UTILITY ROOM AND GROUND FLOOR WC
FOUR BEDROOMS WITH ENSUITE AND MAIN BATHROOM
OUTBUILDING FULLY POWERED WITH AMPLE CHOICES OF USE
ENCLOSED REAR GARDEN WITH ELETRIC GATES PROVIDING PARKING FOR A NUMBER OF VEHICLES.



Description

Situated in the picturesque town of Boroughbridge, York, this exceptional end-of-terrace property on Springfield Drive offers an outstanding living environment suitable for both families and individuals. Featuring four spacious bedrooms, this residence provides an abundance of space conducive to comfortable living and personal privacy.

The house includes two welcoming reception rooms, one with wood-burning stove, ideal for entertaining guests or enjoying tranquil evenings with family. The thoughtfully designed layout facilitates a seamless flow from one room to another, fostering a warm and inviting ambiance throughout the home.

The well-appointed dining family kitchen supports modern living, accompanied by a ground floor water closet and a utility room. Furthermore, the property contains a contemporary bathroom and an en-suite bathroom attached to the main bedroom, thereby streamlining morning routines and accommodating the demands of a busy household. The design is intentional in its dual focus on relaxation and functionality, making it a prime candidate for those in search of a spacious family residence.

Externally, the property features an enclosed rear garden that is accessible via an electric gate, along with an outbuilding currently functioning as a gym, equipped with a bar and living area. Ample parking is available for up to four vehicles, ensuring convenience for both residents and visitors.

This remarkable property on Springfield Drive represents not merely a house, but a potential haven for the creation and preservation of valuable memories for years to come. Whether one seeks to establish permanent residence or invest in a family home, this dwelling is destined to impress. Prospective buyers are encouraged to seize the opportunity to make this exceptional house their new home.

Location

The town of Boroughbridge is situated on the route of the former Great North Road which was the link between London and Edinburgh. The town has grown over the years and now offers a traditional high street of independent shops, a large Morrisons supermarket, doctor and dental surgeries, a public transport service that connects to York, Harrogate and Ripon. A number of high street banks, main post office and library. Boroughbridge is well placed for access to the

Yorkshire Dales and North York Moors National Parks; as well as being ten miles from Fountains Abbey, which is a designated World Heritage Site. The Spa town of Harrogate and the Cathedral City of York are a short drive and offer a wider range of shopping facilities, theatre, cinema and train service that connects to Leeds, London and Edinburgh.





A modern pool table with a light-colored frame and a tan felt top. It features a built-in ball rack and a coin slot on the side. The table is supported by four legs and is positioned in the center of the room.

A dartboard mounted on the brick wall. It is a standard three-board dartboard with a black frame and a white face.

A bar area consisting of a wooden countertop supported by a stack of dark green wooden pallets. On the counter, there is a silver pitcher and a black tray. Above the counter, a wooden shelf holds various items, including a bottle of spirits, a glass, and a small sign that reads "EXTRA SPECIAL". A stack of black chairs is visible next to the bar.

A large white-framed glass door with multiple panes, providing a view of the outdoors. The door is set into a brick wall and has a silver handle.

A small, square, black light fixture hanging from the ceiling. It has a grid pattern and is mounted on the brick wall.

A white light switch mounted on the brick wall. It is a standard toggle switch with a small indicator light.

A small, circular, recessed light fixture in the ceiling. It is a standard ceiling-mounted light.



A small sign hanging on the brick wall. It reads "EXTRA SPECIAL" and has a decorative border.

Springfield Drive, Boroughbridge, YO51

Approximate Gross Internal Area = 161.0 sq m / 1733 sq ft

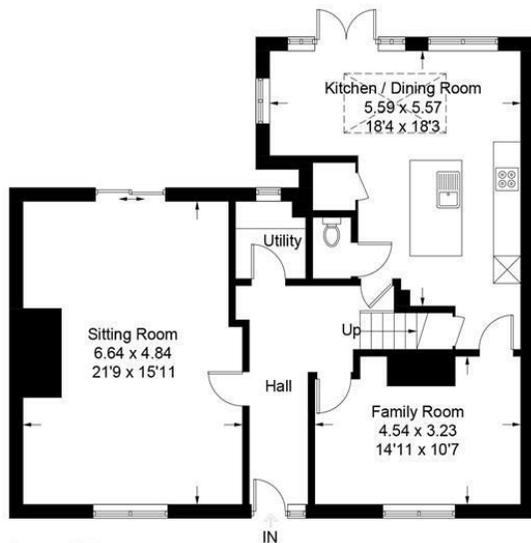
(Excluding Reduced Headroom)

Reduced Headroom = 3.9 sq m / 42 sq ft

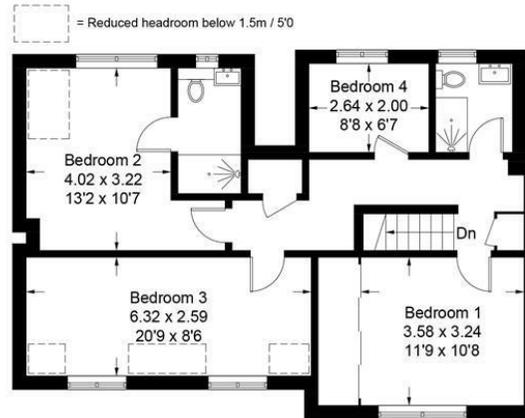
Outbuilding = 40.8 sq m / 439 sq ft

Garage = 17.5 sq m / 188 sq ft

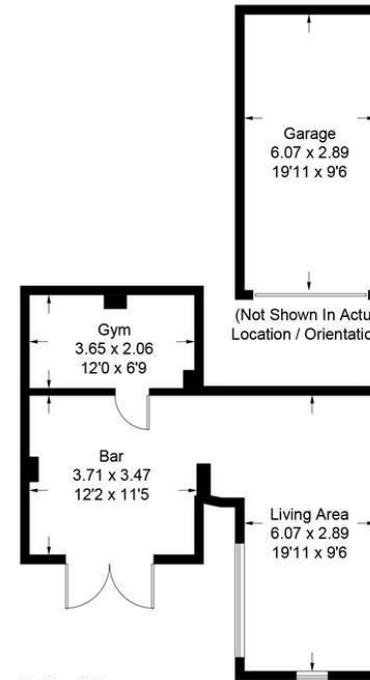
Total = 223.2 sq m / 2402 sq ft



Ground Floor

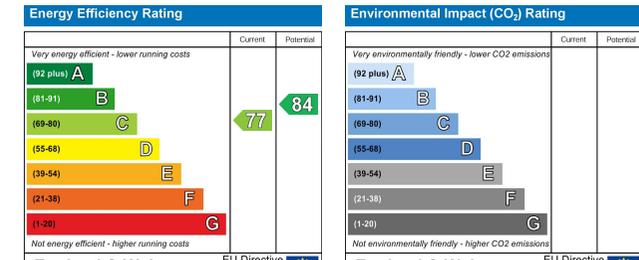


First Floor



Outbuilding
(Not Shown In Actual Location / Orientation)

Illustration for identification purposes only, measurements are approximate, not to scale. (ID1267885)



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