



Little Hallfield Road, York, YO31 7UH

- Spacious Ground Floor Apartment
- Generous Living/Dining Room
- No Onward Chain
- Main Bedroom With En-Suite
- Parking And Communal Gardens
- Council Tax Band C

£235,000



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DESCRIPTION

A spacious two-bedroom ground floor apartment set within a popular development close to York city centre, offered with no onward chain and the benefit of residents' parking. Well suited to first-time buyers, downsizers and investors, the property provides well-balanced accommodation in a convenient and sought-after location.

The layout is arranged around a central entrance hall, creating a practical flow and easy access to all rooms. The generous living room features laminate flooring, ample space for both seating and dining, and an attractive bay window providing excellent natural light. An archway leads to the separate kitchen, fitted with a range of wall and base units, work surfaces, an integrated oven and hob, and space for additional appliances.

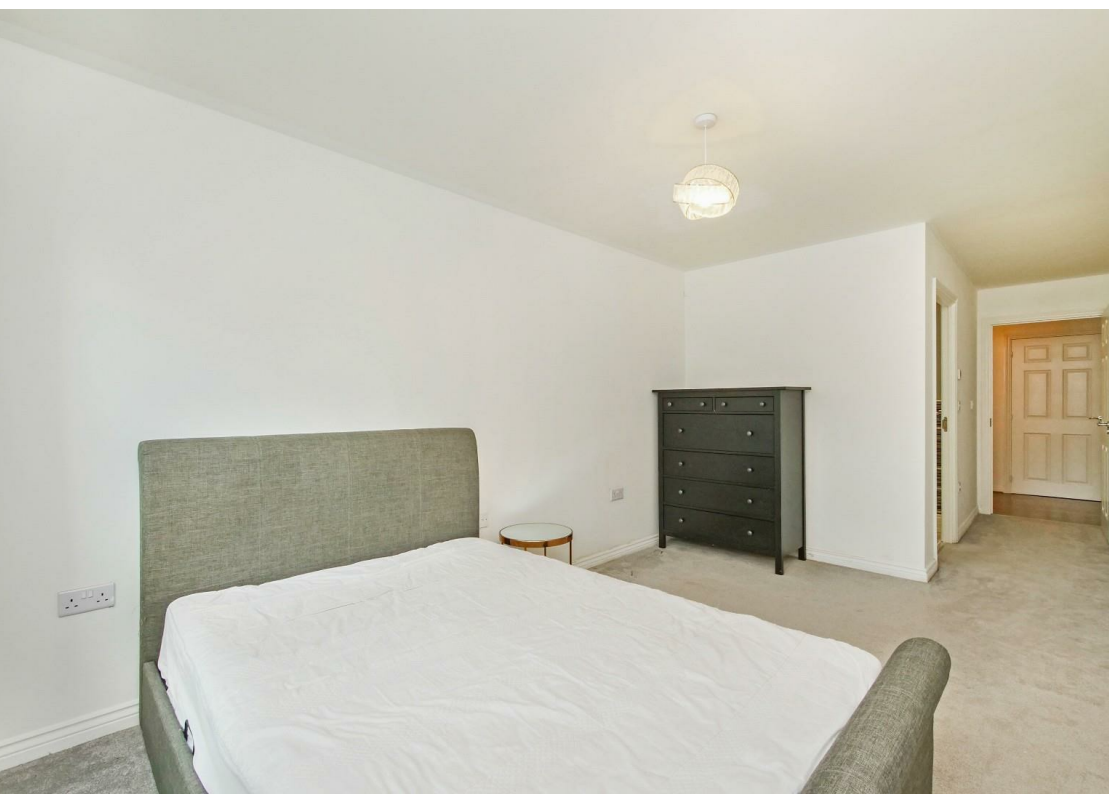
There are two well-proportioned double bedrooms, with the principal bedroom enjoying its own en-suite shower room. The second double bedroom is served by the separate bathroom, making the apartment ideal for sharers, guests or flexible use.

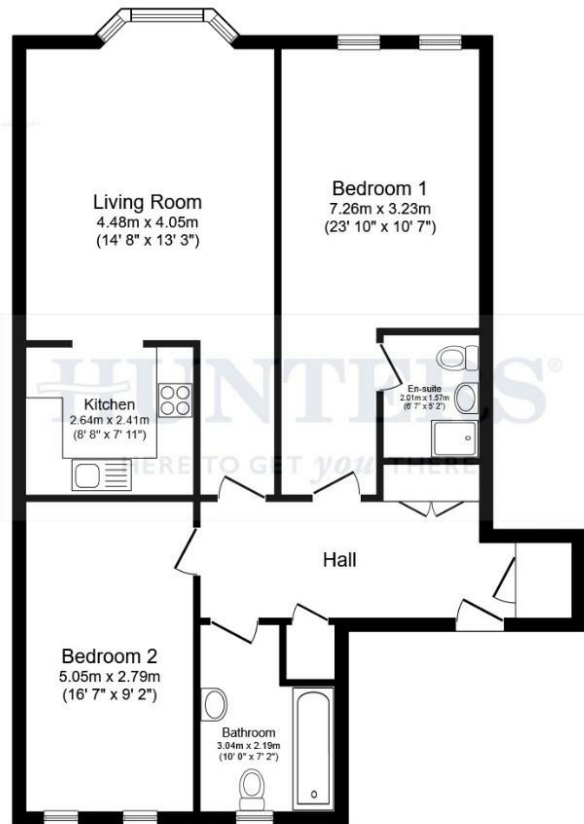
The property benefits from underfloor heating with independently controlled zones, allowing different areas of the home to be heated and regulated separately for enhanced comfort and energy efficiency.

Externally, the development offers communal garden areas and residents' parking, while the location provides easy access to York city centre, local amenities and transport links — enhancing its appeal for both owner-occupiers and rental investors.

Offered with no onward chain, this is an excellent opportunity to purchase a spacious ground floor apartment in a convenient York location.







Total floor area 86.8 m² (934 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

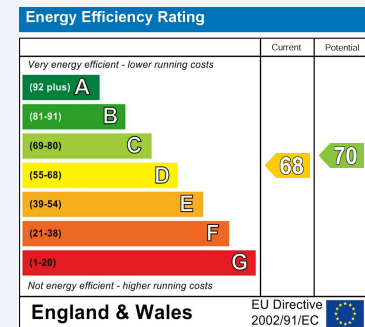
Please contact york@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

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.



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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