



Didsbury Close, York YO30 5NJ



william
h brown

The logo for William H Brown, featuring a stylized 'W' composed of four colored circles (green, yellow, red, blue) above the company name 'william h brown' in a lowercase, sans-serif font.

welcome to

Didsbury Close, York

Nestled in a sought-after area of York, this exquisite four-bedroom townhouse seamlessly blends modern living with timeless charm. The property spans three thoughtfully designed levels, providing ample space for both relaxation and entertainment.



Entrance Hall

The entry hall has laminate floors, a radiator and a storage cupboard.

Cloakroom

A ground floor cloakroom with a w.c, a wash hand basin, an extractor fan, laminate flooring and a radiator.

Kitchen

15' 4" x 13' + access (4.67m x 3.96m + access)
A fitted kitchen with modern wall/base units, a gas hob, an oven, an extractor fan, plumbing for a washing machine, plumbing for a dishwasher, a Combi boiler (4/5 years old), spotlighting, tiled flooring, space for a dining table, a window to the rear and a door to the rear garden.

Hobby Room

10' 9" x 8' 8" (3.28m x 2.64m)
Previously the garage, the hobby room has laminate flooring throughout.

Lounge

15' 11" into recess x 15' 5" into recess (4.85m into recess x 4.70m into recess)
A spacious lounge with carpeted floors, an electric fireplace, a window to the front of the home and a Juliet balcony.

Bedroom One

13' 4" x 11' 7" + access (4.06m x 3.53m + access)
The primary bedroom has carpeted floors, fitted wardrobes, two windows to the front of the home, two radiators and an airing cupboard.

En Suite

The ensuite to the primary has a shower cubicle, a w.c, a wash han basin, a shaver point, spotlighting and a radiator.

Bedroom Two

13' 4" x 8' 8" into recess (4.06m x 2.64m into recess)
The second double bedroom has carpeted floors, a radiator and a window to the rear.

Bedroom Three

13' 11" x 8' 4" max (4.24m x 2.54m max)
The third double bedroom has carpeted floors and a window to the rear.

Bedroom Four

7' 8" x 7' 1" (2.34m x 2.16m)
The fourth bedroom has carpeted floors, a window to the rear and a radiator.

Bathroom

The house bathroom has a bath tub with a shower over, a w.c, a wash hand basin, spotlighting, an extractor fan and a window to the rear.

Exterior

The front of the home offers a driveway and lawned garden. Around to the rear there is a lovely, north east facing, lawned garden with a patio area and fence to surround.



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 www.focalagent.com



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welcome to

Didsbury Close, York

- NO CHAIN
- A WELL PRESENTED FOUR BEDROOM TOWN HOUSE
- POPULAR RESIDENTIAL AREA OF YORK
- IDEAL FAMILY HOME
- DINING KITCHEN

Tenure: Freehold EPC Rating: C

Council Tax Band: C

£340,000



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Property Ref:
YOR109324 - 0008

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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