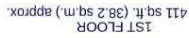


There is a non-refundable fee of £30 + VAT per purchaser and per gift for these checks.

- Sails Drive
Hull Road, York
YO10 3LR



What else attempt has been made to ensure the accuracy of the diagram, measurements of rooms and any other items are appropriate. It included in the plan the elevations will be kept and the overall floor area are approximately 821 sq ft (76.3 sqm.) approx.



Sails Drive, Hull Road, York, YO10 3LR

Sails Drive
Hull Road, York
YO10 3LR

£395,000

 3  2

Located in the popular area of Heslington, to the south-east of York, this modern semi-detached house occupies a quiet position at the head of a cul-de-sac, offering spacious and well-laid-out accommodation. With three bedrooms, a driveway, single garage, and a recently landscaped rear garden, the property is ideally suited to families or first-time buyers and benefits from easy access to the University of York, the outer ring road, and York city centre.

The property is entered into a reception vestibule, which provides access to a ground floor W.C. and the staircase to the first floor. From here is a bright and airy living/dining room, featuring wide front-facing windows overlooking the communal green and engineered oak flooring that continues through much of the ground floor. An opening leads through to the kitchen, which is fitted with shaker-style units, white quartz worktops and a Belfast sink. Integrated appliances include an oven with gas hob and extractor, an American-style fridge freezer, washing machine, and a central island. A half-glazed door provides access to the rear garden.

On the first floor, the master bedroom benefits from a contemporary en-suite shower room, while a second double bedroom and a single bedroom, ideal as a nursery or home office, are served by the family bathroom, which features a modern white suite, a deep freestanding bath, and underfloor heating.

Externally, the property offers a driveway for off-street parking and access to the single garage. The attractive rear garden is mainly laid to lawn and complemented by newly established flower beds with a private setting to the rear.

Offered with no onward chain, early viewing is highly recommended.

* Please note a selection of rooms have been dressed using AI for illustrative purposes.*

