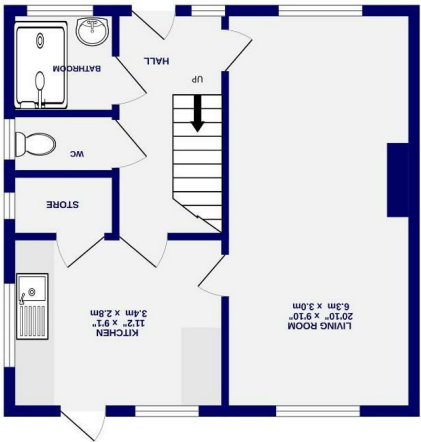




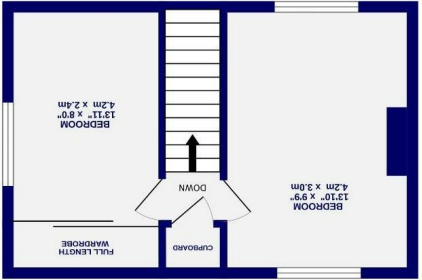
Parkside Close Holgate, York YO24 4ET

Freehold
Council Tax Band - C

- Semi Detached House
- Two Double Bedrooms
- Recently Renovated
- No Onward Chain
- Rewired & Upgraded Modernised CH System
- Driveway & Garage
- EPC TBC



GROUND FLOOR
433 sq.ft. (40.2 sq.m.) approx.



1ST FLOOR
287 sq.ft. (26.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of rooms and any other items are approximate. It is advised to obtain the measurements with you and the overall floor area and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used by prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability. Made with Blueprints.co.uk

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. 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. Any areas, measurements, floor plans or distances referred to are given as a guide only and are not precise. 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. No person in the employment of Ashtons 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. Please note that some images may have been edited with the use of AI. We are legally required to carry out AML checks for all purchasers, sellers and giftors, which become mandatory once an offer has been accepted. There is a non-refundable fee of £30 + VAT per purchaser and per giftor for these checks.

Parkside Close
Holgate, York
YO24 4ET

£290,000

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This two-bedroom semi-detached home is offered with NO ONWARD CHAIN. The property enjoys an elevated position, complemented by a front garden and a generous driveway providing off-street parking for two to three vehicles, leading to a detached brick-built garage.

An entrance hallway leads into a spacious, dual-aspect living and dining room extending from the front to the rear of the property. Enjoying plenty of natural light, this versatile space comfortably accommodates both seating and dining areas.

Originally built in the 1960s, the property has benefited from a number of improvements, including full rewiring, upgraded central heating with a modern boiler and double glazing. The bright, refurbished fitted kitchen enjoys natural light from two windows, whilst a separate WC and wet room complete the ground floor accommodation.

To the first floor are two well-proportioned double bedrooms, both benefiting from fitted wardrobe storage and finished in neutral, contemporary tones.

Externally, the established rear garden is predominantly laid to lawn with a patio area, complemented by a mature palm tree and additional space for a garden shed behind the garage.

The property is conveniently positioned for access to York city centre and railway station, approximately 1.4 miles away, alongside excellent transport links to the wider road and motorway network. Offered with immediate availability and no onward chain, this is an excellent opportunity for a range of buyers.

