



Carr Lane
Acomb, York
YO26 5HL

£595,000



A beautifully presented period home positioned in the sought after area of Acomb, walking distance from the varied local amenities Front Street has to offer, commuter links to York city centre and further afield via the ring road. Beautifully presented throughout with generous living accommodation, this home is sure to appeal to a variety of buyers.

Set back from the road, this property offers an entrance hall which leads into a lovely living room positioned to the front of the property. The true hub of the home is the impressive and open plan kitchen living diner which boasts Velux windows and expansive glass doors allowing light to flood through. The kitchen is equipped with a range of contemporary wall and base units allowing for plenty of storage and worktop space. Conveniently, set to the end of this space, is a utility room and w.c.

On the first floor are three well proportioned bedrooms along with a beautifully presented three piece family bathroom. Finally the two remaining double bedrooms are located on the second floor and are both supplied by a three piece shower room.

Externally the property offers a lovely forecourt and a generous garden to the rear with brick boundaries. Set at the very end of the plot is convenient off street parking.

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

Council Tax Band- E





Carr Lane Acomb, York YO26 5HL

Freehold
Council Tax Band - E

- Substantial End Townhouse
- Five Bedrooms
- Two Bathrooms & W.C
- Open Plan Kitchen Living Diner
- Generous Rear Garden
- Off Street Parking
- No Onward Chain
- EPC- C

GROUND FLOOR
784 sq.ft. (72.8 sq.m.) approx.



1ST FLOOR
607 sq.ft. (56.4 sq.m.) approx.



TOTAL FLOOR AREA : 1820 sq.ft. (169.1 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. If included in the plan the garage/stores will form part of the overall floor area and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability.
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2ND FLOOR
429 sq.ft. (39.8 sq.m.) approx.



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