

RM
English



Haroldsway, Stamford Bridge, York, YO41 1DW

- A truly stunning bungalow unlike any other in the area
- Substantial corner plot
- Beautifully modernised throughout
- Kitchen with a range of appliances
- Living room with an electric fire
- Three double bedrooms
- Family bathroom
- Manicured lawn & a low maintenance front garden
- Detached garage, large drive & gates
- EPC = C

Guide Price £325,000

Nestled in the historic and highly desirable village of Stamford Bridge, this beautifully modernised three-bedroom semi-detached bungalow offers an exceptional blend of stylish contemporary design, flexible living spaces, and expansive outdoor areas. Impeccably finished throughout, the property has been thoughtfully updated to provide a luxurious, turn-key home perfect for families, professionals, or down-sizers alike.

The spacious kitchen/diner reflects a perfect marriage of form and function. Designed with modern shaker-style cabinetry in a soft, contemporary grey, the kitchen boasts sleek countertops, an integrated oven, gas hob, stainless steel extractor hood, fridge/freezer and a clean, white herringbone-tiled backsplash. A designated dining area sits comfortably beside a large window, allowing natural light to flood the room, while a side door offers convenient access directly to the outdoor spaces. The space is beautifully finished with warm, wood-effect flooring and recessed spot lighting, making it an ideal hub for both daily family life and entertaining.

The main living room exudes warmth and modern elegance. The focal point of the room is a recessed fireplace featuring a rustic timber mantelpiece and an inset electric black stove, creating a cosy atmosphere for cooler evenings. The walls feature elegant, subtle panelling that adds a layer of timeless texture to the room, perfectly complemented by plush, neutral carpeting and a large front window that enhances the sense of space.

The property offers three beautifully presented bedrooms, each finished with a neutral colour palette and thick, soft carpeting underfoot. Located on the upper level, the expansive principal bedroom is a masterclass in boutique styling. It features an exquisite sage green panelled accent wall, a wide dormer window with fitted blinds and an abundance of space for a king-sized bed and freestanding dressers.

The stylish family bathroom maximizes both space and light. It features a modern white suite, including a low-level w/c, a hand wash basin with storage below and a panelled bath with an overhead shower. The look is completed by crisp, oversized crittall-style black-framed shower glass, neutral wall tiling and matte black fixtures that bring a sophisticated, industrial-chic edge to the room.

Situated on a generous and enviable corner plot, the exterior layout of the property is just as impressive as the interior. The home features beautifully landscaped front and side gardens. A sweeping, pristine lawn is enclosed by mature, neatly manicured hedging which ensures an excellent degree of privacy. A dedicated stone patio area directly off the side of the house creates the perfect spot for alfresco dining, morning coffee or summer lounging. To the front, an intricately laid stone circle feature and gravelled borders add undeniable curb appeal. A substantial, secure concrete driveway is accessed via timber gates, offering off-street parking for multiple vehicles, which in turn leads to a detached garage.

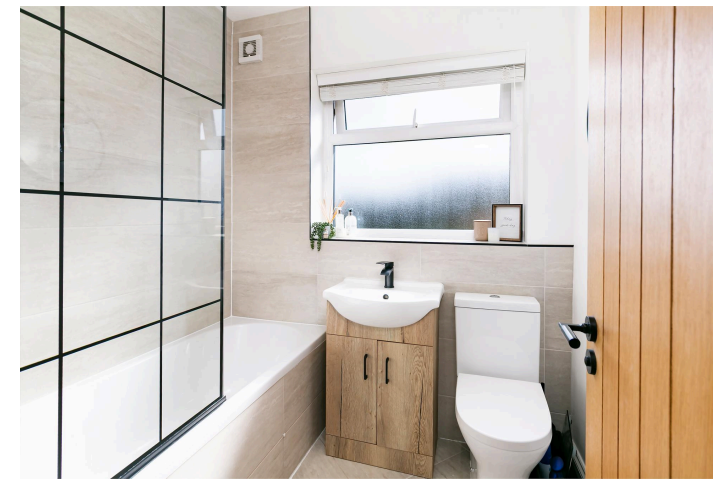




A STUNNING SEMI DETACHED BUNGALOW WITH A SUBSTANTIAL PLOT



R M English Ltd, 2 Railway Street, Pocklington, YO42 2QZ Tel: 01759 303202



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
		71	78

England, Scotland & Wales EU Directive 2002/91/EC

Environmental Impact (CO ₂) Ra		0	0
		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			

England, Scotland & Wales EU Directive 2002/91/EC

Viewing strictly by appointment

Tenure Freehold

Council Tax Band C

Local Authority East Riding of Yorkshire Council

Services All mains services



Address:
Reference: 2217



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Offices in **York, Pocklington and Market Weighton**

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Approx. Gross Internal Floor Area 1,024 sq. ft / 95.18 sq. m

Garage 146 sq. ft / 13.59 sq. m

Total 1,170 sq. ft / 108.77 sq. m

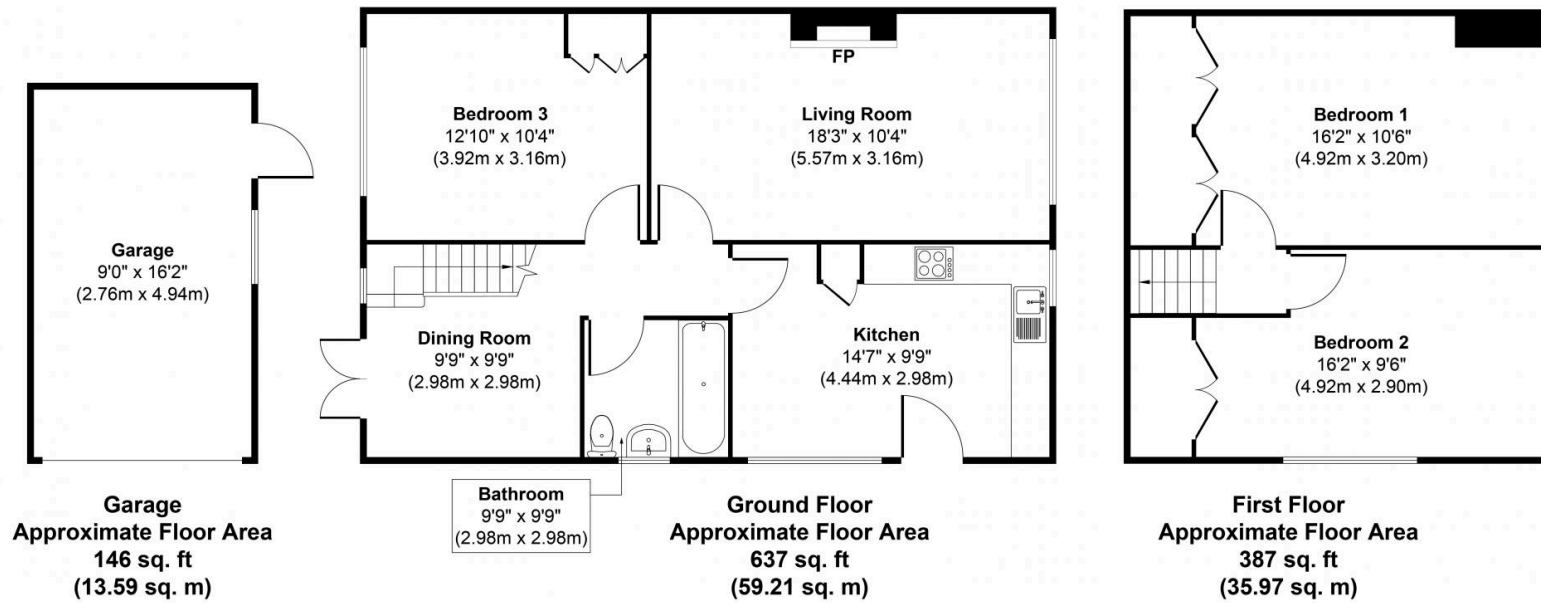


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