



## Bellhouse Way, , York, YO24 3LL

- Garage
- Popular Location
- Close To Amenities
- Council Tax Band B
- Well Maintained
- Garden
- £5000 Allowance Towards Deposit

**£245,000**



# Bellhouse Way, , York, YO24 3LL

## DESCRIPTION

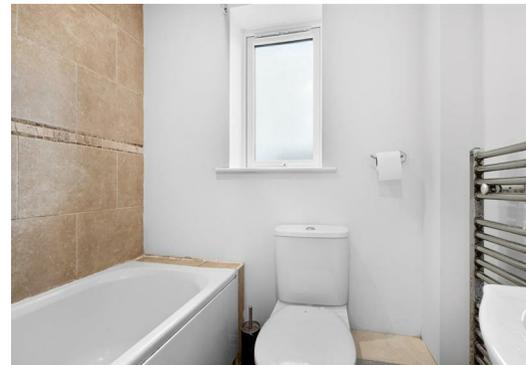
A well-maintained three-bedroom semi-detached family home situated in a popular residential area to the south-west of York. The property benefits from off-street parking, a detached garage, and a private rear garden, making it an ideal choice for families, first-time buyers, or investors.

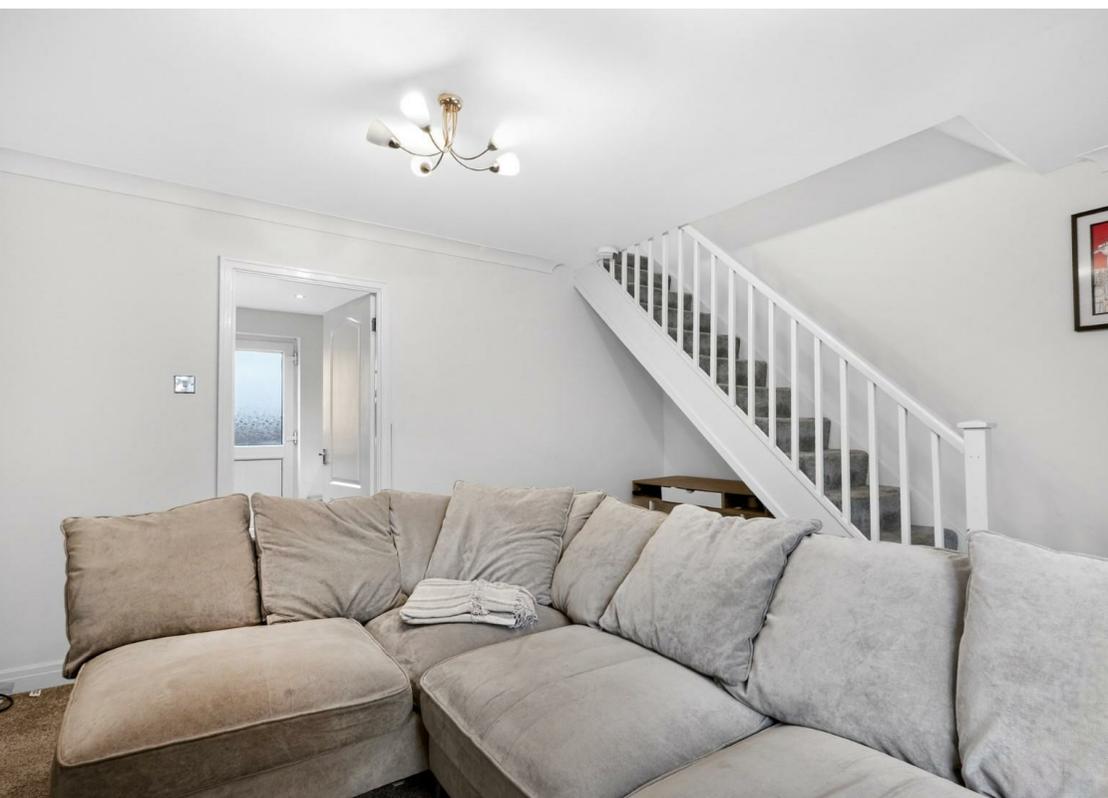
To the ground floor, an entrance porch leads into a spacious, light-filled living room, offering a comfortable space for everyday living and entertaining. To the rear, the fitted kitchen provides ample worktop and storage space, with room for appliances and direct access to the garden.

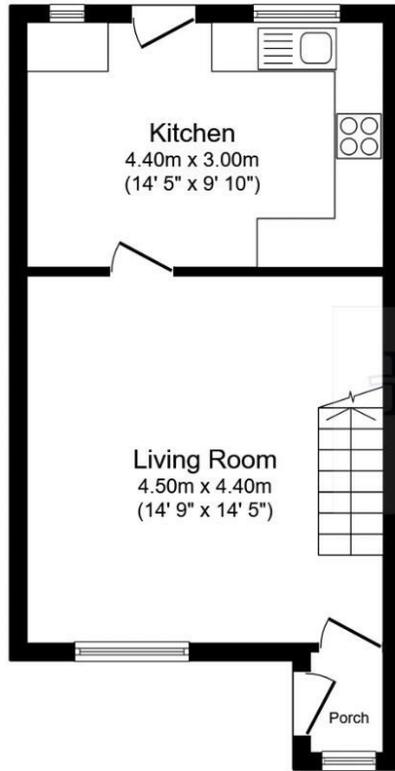
The first floor comprises three bedrooms, including a generous principal bedroom, along with a family bathroom.

Externally, the property offers off-street parking to the front and a detached garage, providing secure parking or additional storage. To the rear is a private garden, ideal for outdoor dining, children, or low-maintenance enjoyment.

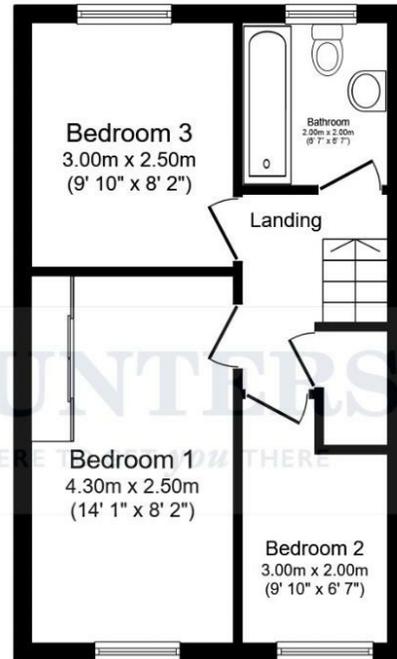
Bellhouse Way is conveniently located for access to local amenities, schools, and transport links, with York city centre and the A64 easily reached. This is a well-cared-for home offering comfortable accommodation and excellent practicality in a sought-after location.



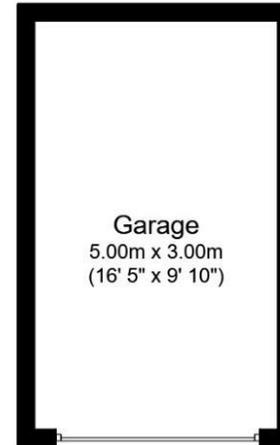




**Ground Floor**



**First Floor**



**Garage**

Total floor area 83.1 sq.m. (894 sq.ft.) approx

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](http://www.focalagent.com)

**Viewings**

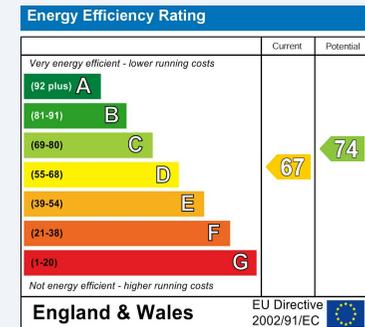
Please contact [york@hunters.com](mailto:york@hunters.com), if you wish to arrange a viewing appointment for this property or require further information.

**Valuations**

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

**ENERGY PERFORMANCE CERTIFICATE**

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

**THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.