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- EPC E
- No Onward Chain
- Beautifully Maintained Gardens
- Sought-After Village Location
- Spacious Reception Rooms
- Versatile Ground Floor Annex Room
- Stylish Country-Style Kitchen
- En-Suite Bathroom
- Four Double Bedrooms
- Detached Family Home

Freehold
Council Tax Band - G

Shirbutt Lane Hessay, York YO26 8JT

When every attempt has been made to ensure the accuracy of the figures, measurements of rooms and any other areas are approximate. It is included in the plan the dimensions will form part of the overall floor area and no responsibility is taken for any errors or omissions. The plan is for illustrative purposes only and should be used as such by any prospective purchaser. The plan is for and appliances shown have not been tested and no guarantee as to their operation. Made with Metropack 5/2005



Shirbutt Lane
Hessay, York
YO26 8JT

£650,000

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An impressive and modern four-bedroom detached home, offered with no onward chain, nestled in an enviable location along a quiet country lane on the edge of the small village of Hessay. This picturesque village lies close to the A59 and is within easy reach of local shops and amenities in nearby Upper Poppleton, with more extensive facilities available at both Clifton Moor Retail Park and York city centre. This home makes an impressive first impression, set within generous and well-kept grounds.

Upon entering the property through a wide and welcoming entrance hall, it is immediately clear that this home offers an abundance of space, ideal for a growing family. Its thoughtful layout and versatility further enhance its appeal. To the right of the entrance hall is a bright dining room with views over the front garden, perfect for family meals or entertaining. To the rear of the property lies the delightful kitchen breakfast room, enjoying lovely views and access to the rear garden. The stylish, country-style kitchen features a combination of wall and base units, complemented by contemporary worktops that provide ample preparation space. Just off the kitchen is a versatile additional room with a shower en-suite. This space could serve as a snug, home office, playroom, gym, or a self-contained annexe, ideal for multi-generational living or guest accommodation.

To the left of the entrance hall is a spacious main living room, which flows through glass double doors into a further sitting room at the rear, with access to the garden. This through-room is a true delight, and the layout creates a flexible space well-suited to larger families or entertaining. A downstairs WC, storage areas, and a fitted understairs cupboard complete the ground floor.

