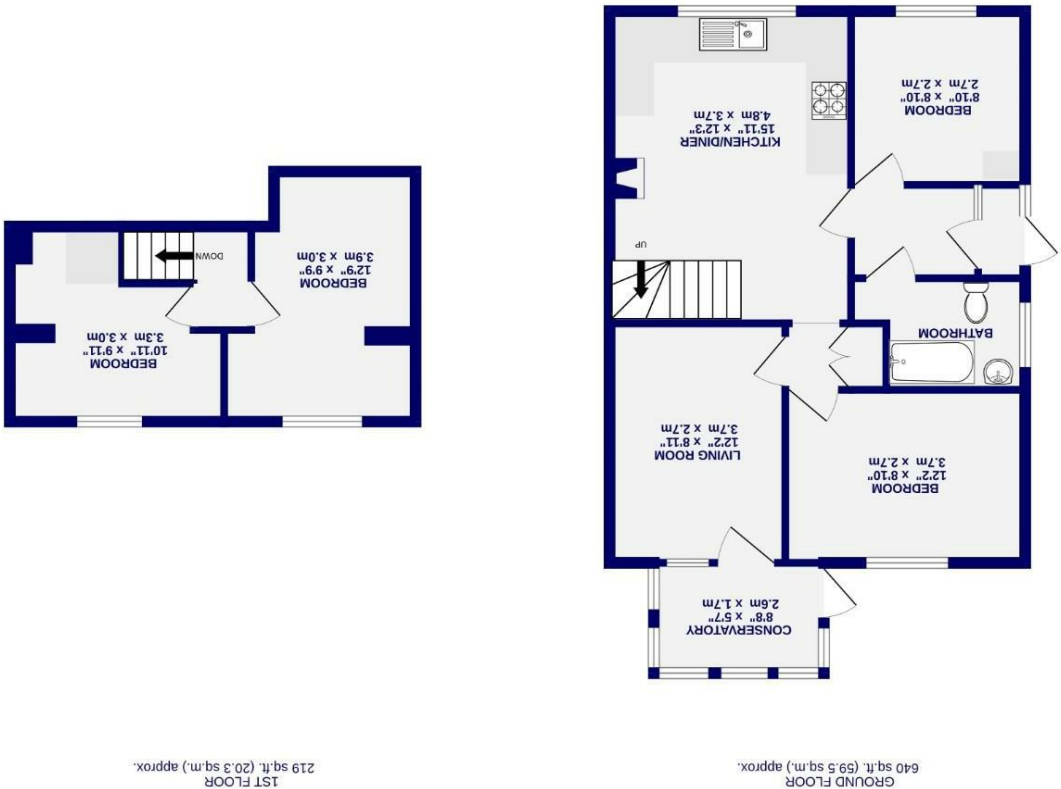




Furness Drive Rawcliffe, York YO30 5TD

Freehold
Council Tax Band - C

- No Onward Chain
- Semi-Detached Bungalow
- Four Bedrooms
- Multiple Car Parking & Garage
- Kitchen-Dining Room
- Private Enclosed Garden
- Move In Ready
- EPC - D



TOTAL FLOOR AREA: 859 sq.ft. (79.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the layout, measurements of rooms and any other areas are approximate. It is advised to take the measurements of the rooms and any other areas and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as a guide only. The services, systems and appliances shown have not been tested and no guarantee as to their operation. Measurements shown have not been tested and no guarantee as to their operation. Measurements shown have not been tested and no guarantee as to their operation.

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.

Furness Drive
Rawcliffe, York
YO30 5TD

£350,000

4 1

A beautifully presented four bedroom semi-detached bungalow offering flexible living space, set behind a large driveway with parking for multiple vehicles, offered with no onward chain. Situated in the desirable area of Rawcliffe, the property offers excellent local amenities, with access to Clifton Moor for shopping and entertainment, plus great local pubs nearby. Easy access to the A-road towards Leeds and into the city centre via regular bus routes. Enjoy lakeside walks close by, along with the popular local coffee shop, Java bar.

Entering the property, a welcoming hallway with separate shoe storage leads to a modernised family bathroom with a three-piece suite, including both bath and shower. A double bedroom sits to the right.

The heart of the home is a spacious kitchen/dining room with a wood-burning stove, and stairs rising to the dormer level. Beyond, a further hallway with storage leads to a second double bedroom overlooking the garden, and a generous living room with an added conservatory opening onto the garden.

Upstairs, two further bedrooms, one double, one single, complete the accommodation. With four bedrooms in total, the layout offers flexibility: three double bedrooms with a study, or three bedrooms with two reception rooms.

Outside, a single garage and large driveway with planted borders provide ample parking.

Presented well throughout, this home is ready to move into.

* Please note a selection of rooms have been dressed using AI for illustrative purposes.*

