59 Almsford Drive, York YO26 5NR
HUDSON
MOODY

NO CHAIN
A TRADITIONAL BAY FRONTED SEMI-DETACHED HOUSE now superbly updated to blend original charm with modern living.

The property offers spacious ground floor living accommodation with bedroom/study, together with three first floor bedrooms, a superb contemporary family bathroom and easy maintenance garden with patio.

- Superbly Refurbished Semi-Detached House
- Convenient Location off Boroughbridge Road
- Separate Living Room
- Open Plan Kitchen/Diner
- Zoned Underfloor Heating to Ground Floor
- Utility, Ground Floor WC and Storage
- Ground Floor Bedroom or Garden Room/Study
- Two First Floor Double Bedrooms
- Contemporary Bathroom
- Off Street Parking and Landscaped Garden

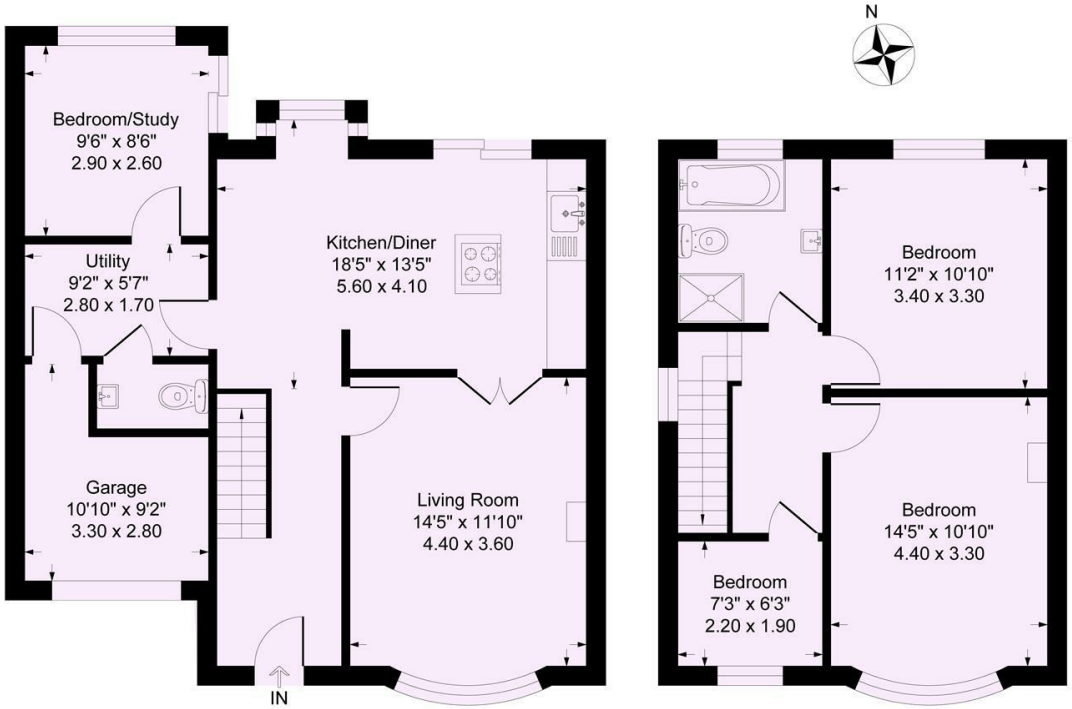
Guide Price £399,995

Tenure: Freehold

Council Tax Band: C

59 Almsford Drive

Approximate Gross Internal Floor Area = 132.3 sq m / 1425 sq ft



Ground Floor First Floor

Illustration for identification purposes only, measurements are approximate, not to scale.

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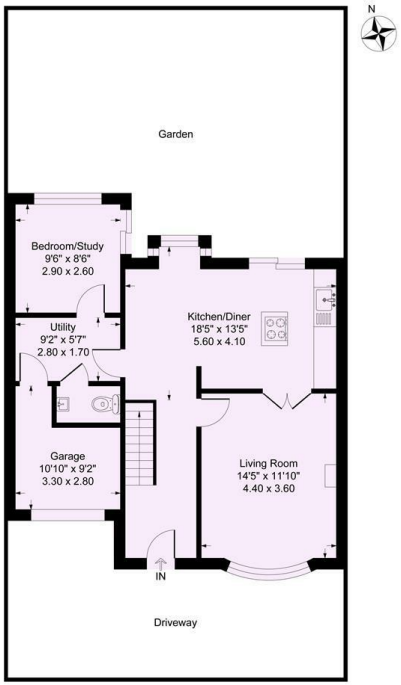

Ground Floor

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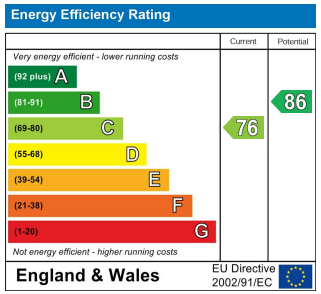

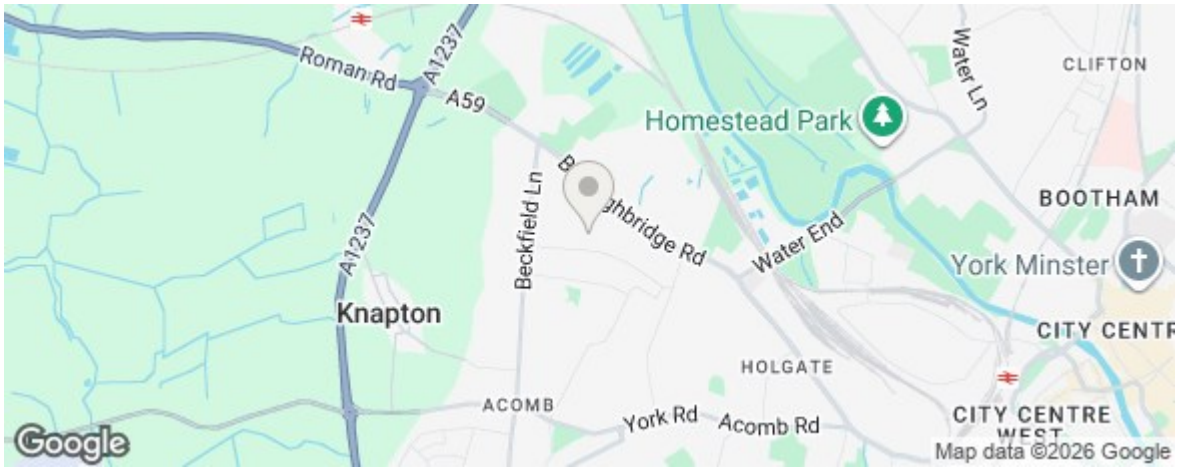

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IMPORTANT NOTICE

1. 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. Please do so particularly if contemplating travelling some distance to view the property.
2. 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.
3. Any areas, measurements, floor plans or distances referred to are given as a guide only and are not precise.
4. 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.
5. No person in the employment of Hudson Moody 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.
6. All buyers are asked to complete an online AML check through HIPLA, at their own expense, at the time of their offer to purchase a property being accepted and before the Memorandum of Sale can be issued.

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