

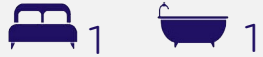


# Waincroft

## Strensall, York

### YO32 5AF

Offers Over £190,000



Located in the popular residential village of Strensall, to the north of York, is this beautifully presented one-bedroom quarter house, which has been thoughtfully updated throughout to a high standard. Set within a pretty village setting, the property offers convenient access to a range of local amenities, countryside walks and regular transport links, making it an ideal choice for first-time buyers, professionals or those looking to downsize.

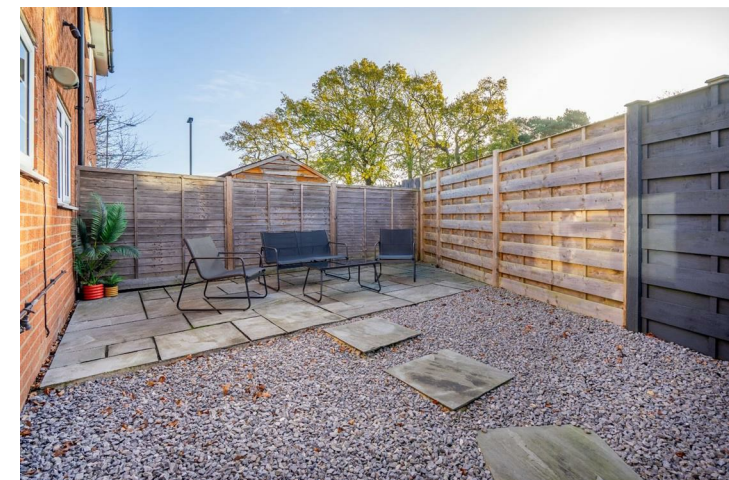
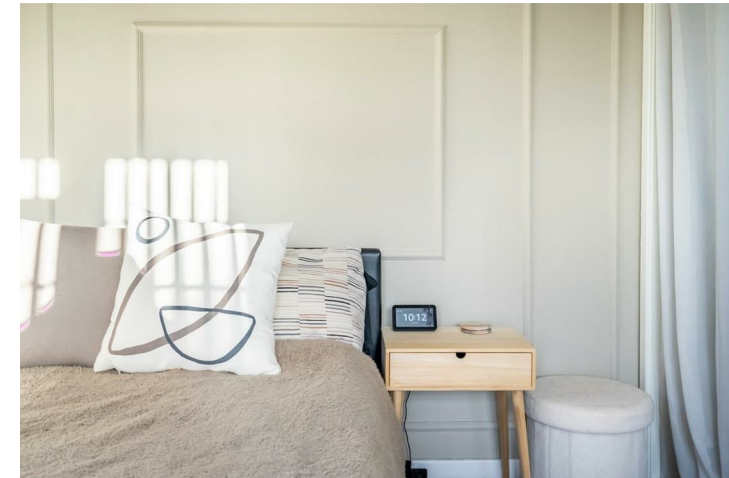
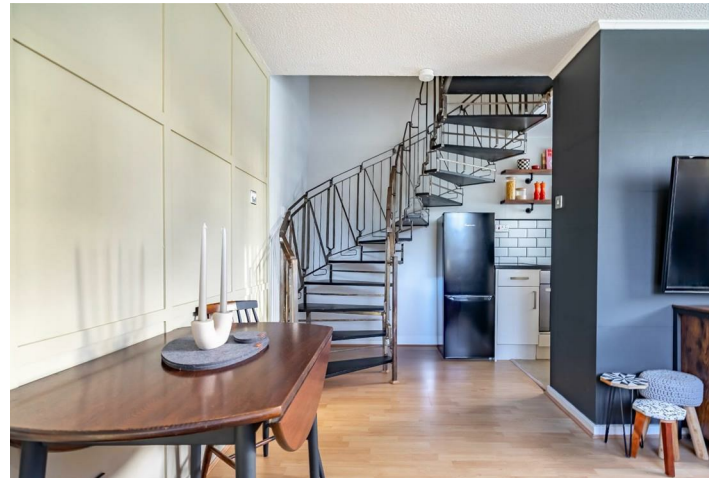
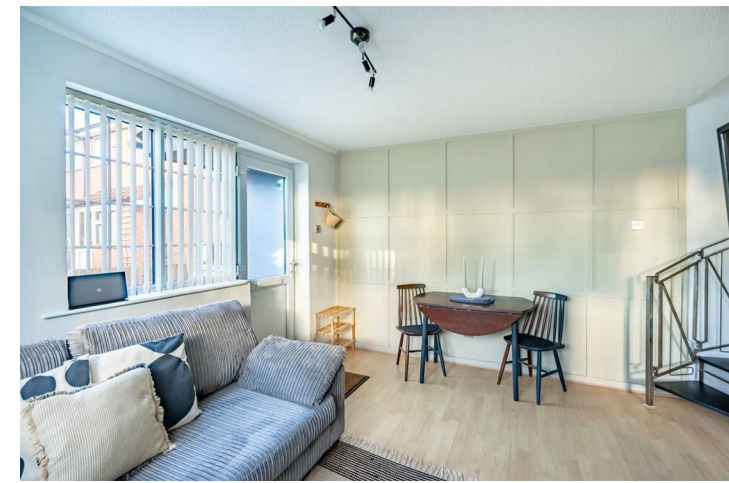
The ground floor features an attractive open-plan living and dining space, featuring stylish panelled walls and dual-aspect windows that allow plenty of natural light. The modern fitted kitchen is well appointed with integrated appliances, creating a practical yet contemporary area for everyday living.

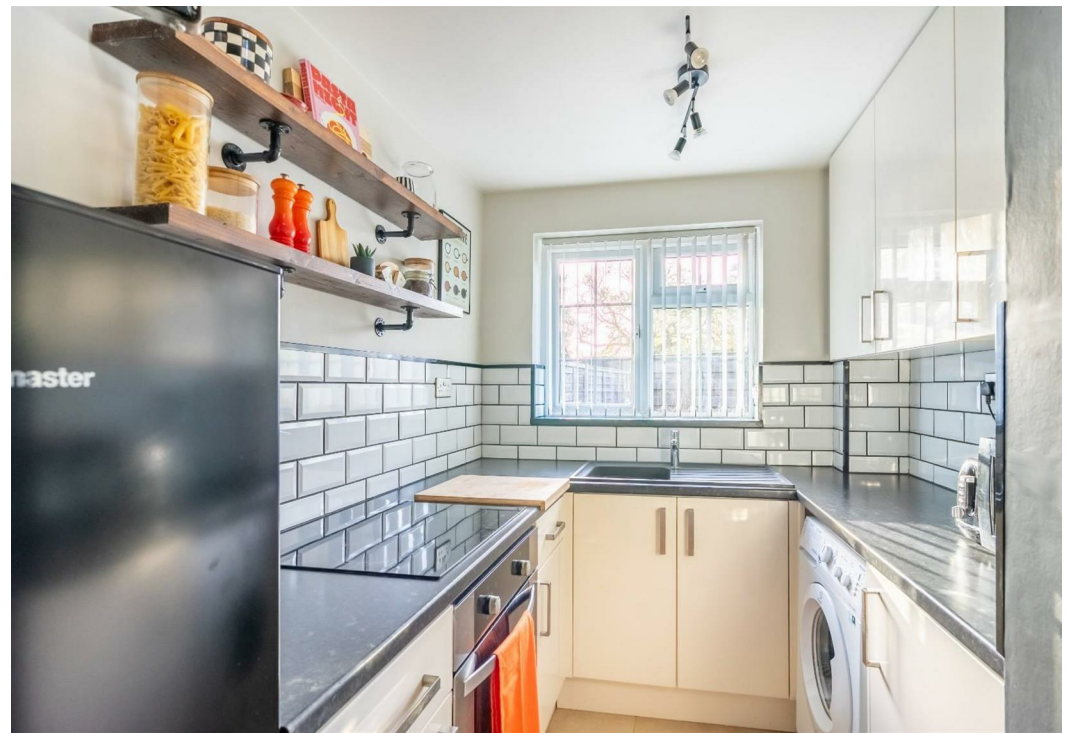
A spiral staircase leads to the first-floor landing and the generously sized double bedroom, finished with panelled walls for a cohesive, modern feel. The property also benefits from an accessible, boarded loft space for additional storage. Completing the internal accommodation is a modern three-piece bathroom fitted with contemporary fixtures.

Externally, the property benefits from a low maintenance garden with a spacious patio area enclosed by fence boundaries. There is also an outside storage cupboard, south facing seating area, and an allocated parking space conveniently located next to the walkway leading to the house.

Beautifully presented and ready to move into, this charming home offers an excellent opportunity to enjoy village living while remaining within easy reach of York city centre. Early viewing is highly recommended.

Council Tax Band - A



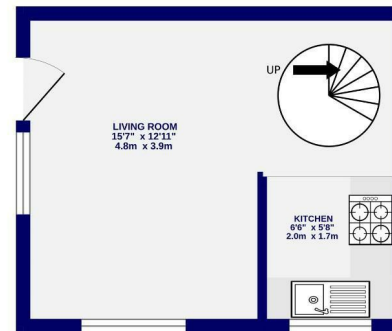


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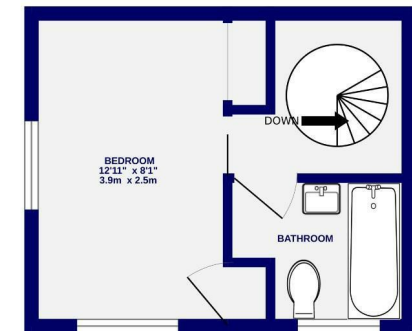
Freehold  
Council Tax Band - A

- Quarter House
- One Double Bedroom
- Beautifully Presented Throughout
- Private Garden
- Allocated Parking
- Popular Residential Village
- Ideal First Home
- EPC -D

GROUND FLOOR  
201 sq.ft. (18.7 sq.m.) approx.



1ST FLOOR  
201 sq.ft. (18.7 sq.m.) approx.



TOTAL FLOOR AREA : 402 sq.ft. (37.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of rooms and any other items are approximate. If included in the plan the garage/stores will form part of the overall floor area and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability.  
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