



HUNTERS[®]
HERE TO GET *you* THERE

77 Coupland Road, Selby, YO8 3GE

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77 Coupland Road, Selby, YO8 3GE

Asking Price £265,000

Hunters (Selby) are pleased to present this beautifully maintained three-bedroom townhouse, located in the highly sought-after town of Selby.

DESCRIPTION

Hunters (Selby) are pleased to present this beautifully maintained three-bedroom townhouse, located in the highly sought-after town of Selby. The property benefits from gas central heating and UPVC double glazing throughout. The accommodation briefly comprises an inviting entrance hall, a comfortable sitting room, a well-appointed kitchen/dining room. There are three bedrooms, one of which features an ensuite. Externally, the front of the property offers a neatly arranged graveled area with established planting, while the rear boasts a well-kept garden with both lawn and patio—ideal for relaxing or entertaining. The property also benefits from off-street parking and a garage to the rear. Early viewing is highly recommended to fully appreciate all that this home has to offer.

LOCATION

The ancient town of Selby was originally settled during the Roman period, and since then has built a rich and varied history, from battles to the birth of King Henry I. It is constantly expanding, with many residential and commercial developments around the edges of the town, as well as housing redevelopments on the riverfront. The amenities of the town are comprehensive, including 4 supermarkets, a hospital, several good schools at primary and secondary level, many pubs and restaurants, along with a bustling high street with its selection of shops. The town is also home to the beautiful Selby Abbey, founded in 1069. Another strong point of Selby is its excellent transport links, with bus links to all of the surrounding towns and cities and direct rail routes to London, Leeds, Manchester and York

DIRECTION

From our Hunters office on Finkle Street turn left onto Micklegate. Follow the road round and take your 2nd right hand turn onto Coupland road. Continue along the road and the property will be identified by the Hunters for sale board.

Material Information - Selby

Tenure Type; Freehold
Council Tax Banding; C
EPC Rating; C

Hunters Selby 23 Finkle Street, Selby, YO8 4DT | 01757 210884
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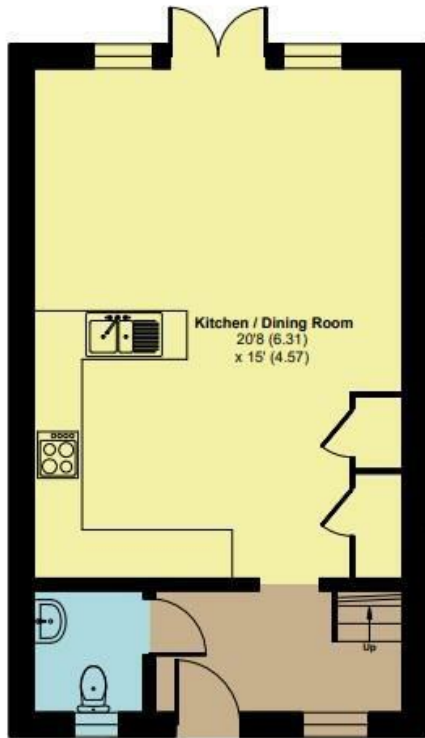
Coupland Road, Selby, YO8

Approximate Area = 1176 sq ft / 109.2 sq m

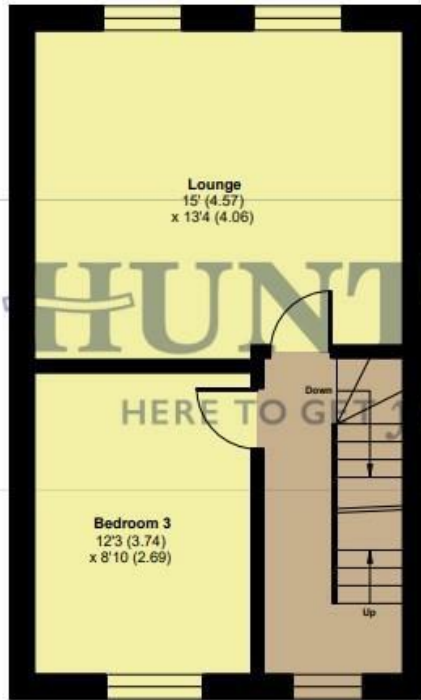
Garage = 163 sq ft / 15.1 sq m

Total = 1339 sq ft / 109.2 sq m

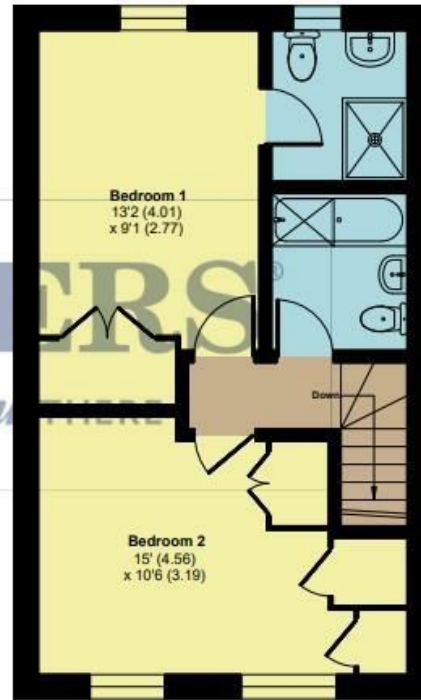
For identification only - Not to scale



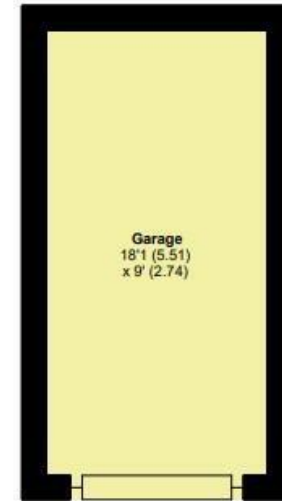
GROUND FLOOR
APPROX FLOOR
AREA 36.4 SQ M
(392 SQ FT)



FIRST FLOOR
APPROX FLOOR
AREA 36.4 SQ M
(392 SQ FT)



SECOND FLOOR
APPROX FLOOR
AREA 36.4 SQ M
(392 SQ FT)



GARAGE
APPROX FLOOR
AREA 15.1 SQ M
(163 SQ FT)



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © ncheom 2026. Produced for Hunters Property Group. REF: 1434549.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
		80	84
EU Directive 2002/91/EC			
England & Wales			

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
EU Directive 2002/91/EC			
England & Wales			







