

Ashtons

Elm Tree Avenue, Upper Poppleton, York, YO26 6HL

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YO26 6HL

£450,000

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The property has been thoughtfully designed with spacious proportions throughout. The large dual-aspect reception room provides an impressive main living space, with plenty of flexibility for both relaxing and entertaining.

The peninsula-style kitchen features a good range of storage, integrated appliances and generous worktop space. It has been extended to create an additional living area with French doors opening onto the rear garden, providing a versatile space for dining, relaxing or working from home. A fully equipped utility area adds further practicality.

Both bedrooms are generous doubles, with ample space for large beds and wardrobes. The second bedroom enjoys dual-aspect windows and a front-facing outlook, whilst the principal bedroom overlooks the garden and benefits from a full wall of built-in storage and a private en-suite shower room.

Outside, the rear garden is a good size and predominantly laid to lawn, providing an attractive space for outdoor seating and entertaining. To the front, a substantial driveway comfortably accommodates three or four vehicles, while the detached garage has been extended to create an exceptionally long space with extensive storage.

Upper Poppleton offers a desirable village setting with two pubs, local shops and a butcher, alongside excellent transport links. York city centre is easily accessible by train or frequent bus services, whilst Leeds and Harrogate are readily reached via the surrounding road network.

Combining generous accommodation with excellent parking, storage and a versatile layout, this is an excellent opportunity to acquire a detached bungalow in a sought-after village location. Offered with no onward chain, an early viewing is highly recommended.



















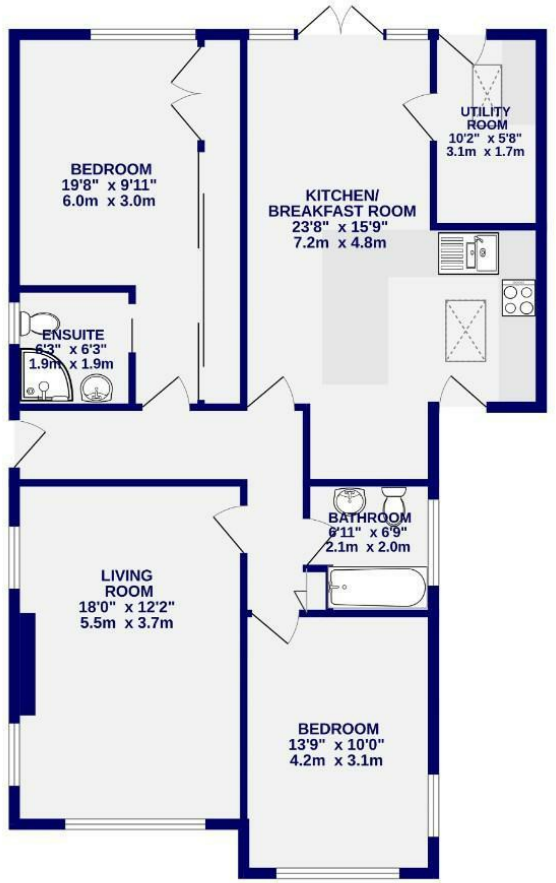


Elm Tree Avenue
Upper Poppleton, York
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Freehold
Council Tax Band - D

- Popular Village Location
- Two Bedrooms
- Detached Bungalow
- Family Bathroom & En-Suite
- Lovely East-Facing Garden
- Detached Garage
- No Onward Chain
- EPC - TBC

GROUND FLOOR
1059 sq.ft. (98.4 sq.m.) approx.



TOTAL FLOOR AREA : 1059 sq.ft. (98.4 sq.m.) approx.

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Ashtons

T: 01904 659222 E: york@ashtonsnet.com www.ashtonsnet.com 1 Bootham, York, North Yorkshire, YO30 7BN