



38 Jesse Close, Staynor Hall, Selby, YO8 8SB

Semi Detached House | Two Bedrooms | Driveway Parking | Gas Central Heating | Popular Location | Close To Town Centre & Local Transport | Close To Local Amenities

- Semi Detached House
- Gas Central Heating
- Popular Location
- Two Bedrooms
- Council Tax Band B
- Close To Town Centre
- Private Driveway Parking
- EPC Rating - C
- Close to Local Amenities

£180,000

Jigsaw Move are please to welcome to the market, this charming semi-detached house, located on Jesse Close in the desirable Staynor Hall area of Selby. This modern property, built in 2011, offers a perfect blend of contemporary living and comfort. With two well-proportioned bedrooms, it is ideal for small families, couples, or individuals seeking a cosy home.

As you enter, you will find a welcoming reception room that provides a lovely space for relaxation and entertaining. The layout is designed to maximise space and light, creating an inviting atmosphere throughout. The property features a well-appointed bathroom, ensuring convenience for all residents.

One of the standout features of this home is the private driveway parking, accommodating one vehicle, which is a valuable asset in this popular location. The house is equipped with gas central heating, ensuring warmth and comfort during the colder months.

Situated close to the town centre, residents will enjoy easy access to a variety of local amenities, including shops, schools, and parks. This prime location makes it an excellent choice for those who appreciate the convenience of urban living while still enjoying a peaceful neighbourhood.

In summary, this semi-detached house on Jesse Close is a fantastic opportunity for anyone looking to settle in a modern, well-located home in Selby. With its appealing features and proximity to the town centre, it is sure to attract interest. Do not miss the chance to make this delightful property your own.

GROUND FLOOR ACCOMMODATION

Door to:

Lounge 11'11" x 12'5" (3.64m x 3.78m)

Kitchen/Diner 9'11" x 12'6" (3.01m x 3.81m)

WC 5'7" x 3'6" (1.70m x 1.07m)

FIRST FLOOR ACCOMMODATION

Bedroom 1 10'8" x 12'5" (3.25m x 3.78m)

Bedroom 2 8'10" x 12'6" (2.68m x 3.81m)

Bathroom 7'6" x 5'6" (2.28m x 1.68m)

ANTI-MONEY LAUNDERING (AML) CHECKS

In line with AML regulations, we use Hipla to complete ID verification checks for all buyers. A fee is associated with this service.

For further information, please contact our branch:

01757 241123

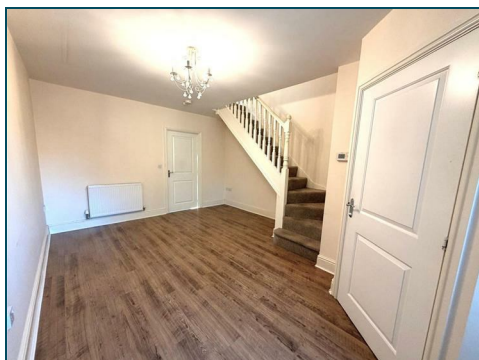
info@jigsawmove.co.uk

COUNCIL TAX

Please note that the council tax band for the property has either been advised by the owner or we have sought from online resources. Whilst we endeavour to ensure our details are accurate and reliable, we strongly advise to make further enquiries before continuing.

HEATING AND APPLIANCES ?

The heating system and any appliances (including Burglar Alarms where fitted) mentioned in this brochure have not been tested by Jigsaw. The mention of any appliances and/or services within these particulars does not imply that they are in full and efficient working order.



MAKING AN OFFER

In order to comply with the Estate Agents (Undesirable Practises) Order 1991, Jigsaw Move is required to verify the status of any prospective purchaser. This includes a financial standing of that purchaser and their ability to exchange contracts. To allow us to comply with this order and before recommending acceptance of any offers, and subsequently making the property 'SOLD stc' each prospective purchaser will be required to demonstrate to 'Jigsaw Move' that they are financially able to proceed with the purchase of the property.

MEASUREMENTS

These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built in furniture.

All measurements have been taken using a laser distance metre or sonic tape measure and therefore may be subject to a small margin of error.

OPENING HOURS

Monday – Friday 9.00am to 5.00pm Saturday – 9.00am – 1.00pm

PROPERTY DETAILS

Whilst we endeavour to make our property details are accurate and reliable, if there is any point which is of particular importance to you, please contact us and we will be pleased to check the information. Do so particularly if contemplating travelling some distance. These particulars are issued in good faith but do not constitute representations of fact or form part of any offer or contract. The matters referred to in these particulars should be independently verified by prospective buyers. Neither Jigsaw nor any of its employees or agents has any authority to make or give any representation or warranty whatsoever in relation to this property. In the area of Yorkshire and The Humber flood plains have been identified and coal mining has been carried out in the past in specific areas, therefore, we strongly advise that any prospective purchaser instructs an appropriate qualified person for the purposes of conveyancing to carry out searches on the property which include a local search with the Local Authority, a water and drainage search, an environmental search and a Chancel Repair Liability search. We also advise in certain cases other searches may be required such as a Coal Mining Search, Commons Registration Search which relates to Common Land, a Flood Search or a Planning Search. We would recommend that all the information that Jigsaw provide regarding this advertised property is verified by you or your legal representative. We do not inspect deeds and therefore any references or covenants etc need to be confirmed.

UTILITIES MATERIAL INFORMATION

Electricity supply – mains

Water supply – mains

Sewerage – mains

Heating – Gas Central Heating

Broadband – FTTP (fibre to the premises)

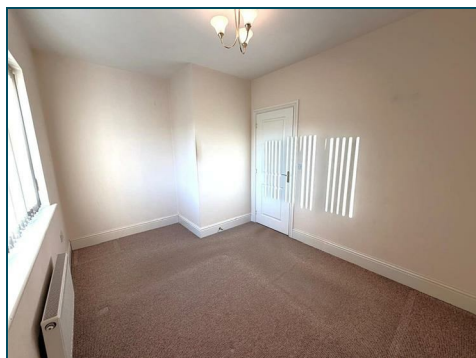
Mobile signal/coverage is good in this area

VIEWINGS

Strictly by appointment with the sole agents by contacting 01757 241123. If there is any point of particular importance to, that we will be pleased to provide additional information or to make any further enquiries. We will also confirm that the property remains available. This is particularly important if you are travelling some distance to view the property. A full copy of the EPC for the property is available upon request.

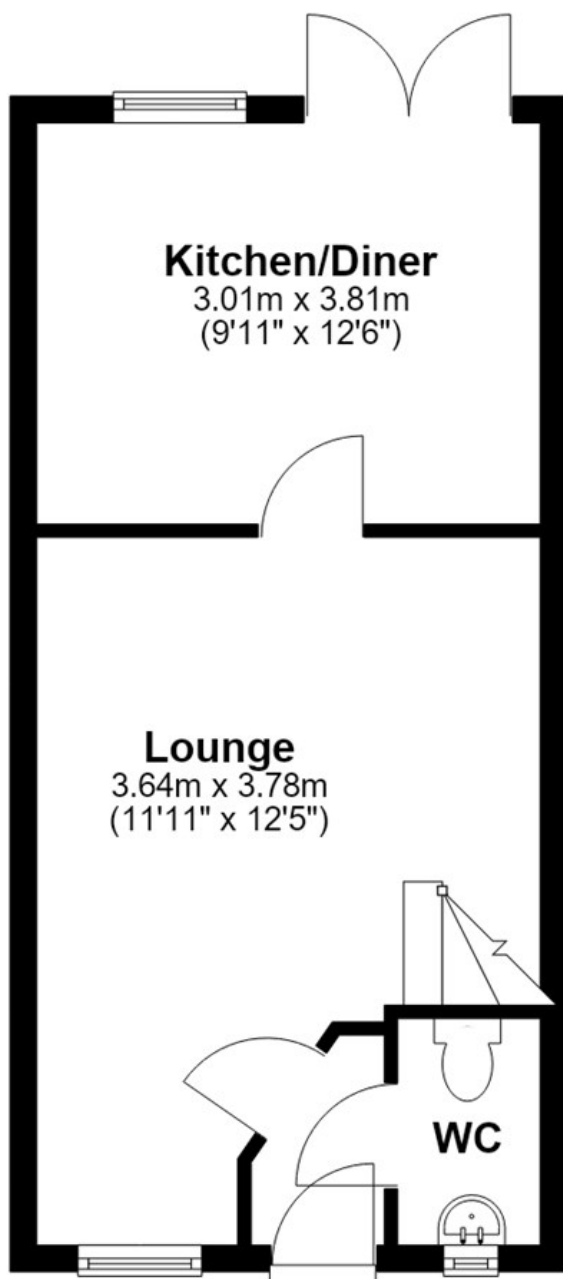
WINDOWS

Compliance with FENSA Building Regulations has not been sought by Jigsaw Move.



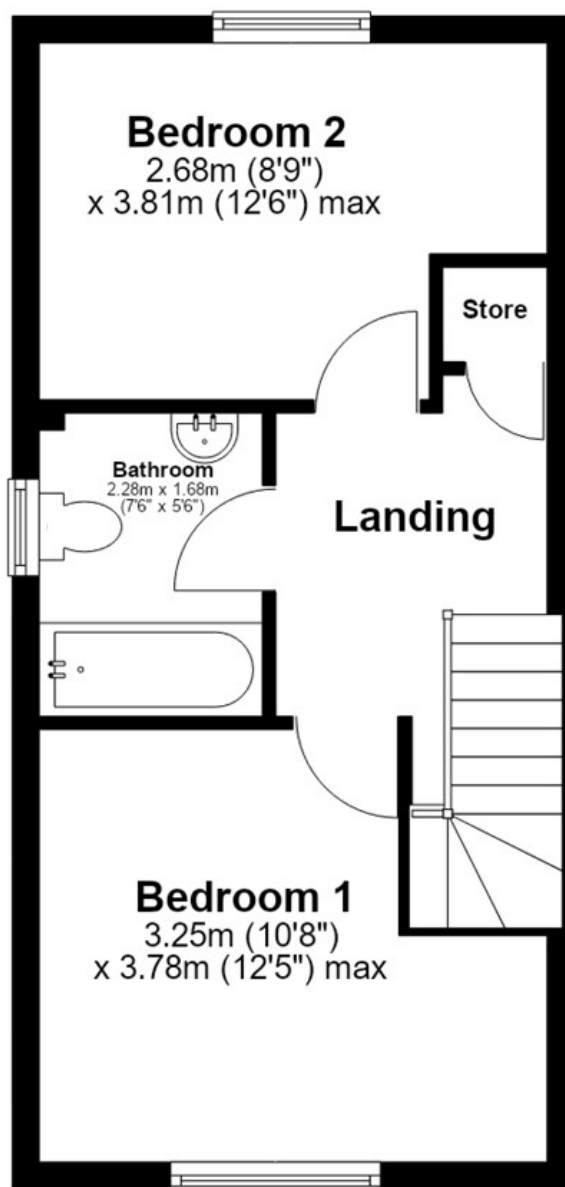
Ground Floor

Approx. 31.9 sq. metres (343.6 sq. feet)



First Floor

Approx. 32.0 sq. metres (344.1 sq. feet)



Total area: approx. 63.9 sq. metres (687.7 sq. feet)

