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# Lotherington Mews Derwenthorpe, York YO10 3US

- Popular Derwenthorpe Location
- Quiet Residential Setting
- Energy-Efficient Townhouse
- Open-Plan Living Space
- Modern Fitted Kitchen
- Two Double Bedrooms
- Solar Panels
- Larger-Than-Average Garden
- Driveway And Detached Garage
- EPC C

Freehold  
Council Tax Band - C



Lotherington Mews  
Derwenthorpe, York  
YO10 3US

£350,000



Located within the award-winning Derwenthorpe development to the east of York is this immaculately presented two-bedroom end townhouse occupying a quiet position on this residential road. Designed with energy efficiency in mind, Derwenthorpe has become one of York's most popular modern developments thanks to its abundance of green open spaces, attractive communal areas and excellent access into the city centre and surrounding amenities.

The property benefits from low carbon central heating and hot water supplied via a communal biomass energy centre, alongside stylish and well-maintained accommodation throughout, making it ideal for a range of buyers including first-time purchasers, professionals and downsizers alike.

Internally, the property is entered via an entrance hallway which leads through into the bright and spacious open-plan living and dining area positioned to the rear of the home. Featuring large French doors opening onto the garden, this space is filled with natural light and offers an excellent setting for both relaxing and entertaining. The kitchen also overlooks the rear garden and is fitted with a range of modern wall and base units, complemented by an integrated oven, induction hob and extractor, alongside space for further appliances.

The ground floor accommodation is completed by a useful W.C./cloakroom and understairs storage cupboard.

To the first floor is a generous landing area currently utilised as a home office space, benefitting from additional storage and access onto a first-floor balcony. There are two well-proportioned double bedrooms and a contemporary house bathroom fitted with a three-piece suite and shower over the bath.

