



Malbys Grove Copmanthorpe, York YO23 3YL

Offers Over £300,000



Located in the highly sought-after village of Copmanthorpe, to the south of York and within easy reach of the city centre, railway station and outer ring road, this immaculately presented two-bedroom semi-detached bungalow has been comprehensively renovated and is ready for immediate occupation. Offering stylish, modern accommodation throughout, it is sure to appeal to a range of buyers.

Internally, an entrance hall leads into the stunning open-plan kitchen, living and dining space. Designed with modern living in mind, this bright and airy room benefits from French doors opening onto the rear garden, along with multiple windows that allow natural light to flood in. There is ample space for a variety of furniture arrangements, creating a versatile and welcoming environment. The kitchen features attractive shaker-style wall and base units, generous worktop space and room for freestanding appliances, while hard flooring throughout ensures a practical and low-maintenance finish.

The accommodation is completed by two well-proportioned bedrooms and a contemporary three-piece bathroom, all presented to an excellent standard.

Externally, the property enjoys a generous east-facing rear garden, predominantly laid to lawn with a raised decked seating area and additional patio spaces, all enclosed by fenced boundaries for privacy. A detached single garage with power is positioned to the rear, complemented by an extensive driveway providing ample off-street parking. A lawned front garden further enhances the property's kerb appeal.

Offered in turnkey condition and occupying a popular residential location, this superb bungalow is expected to generate strong interest. Early viewing is highly recommended.



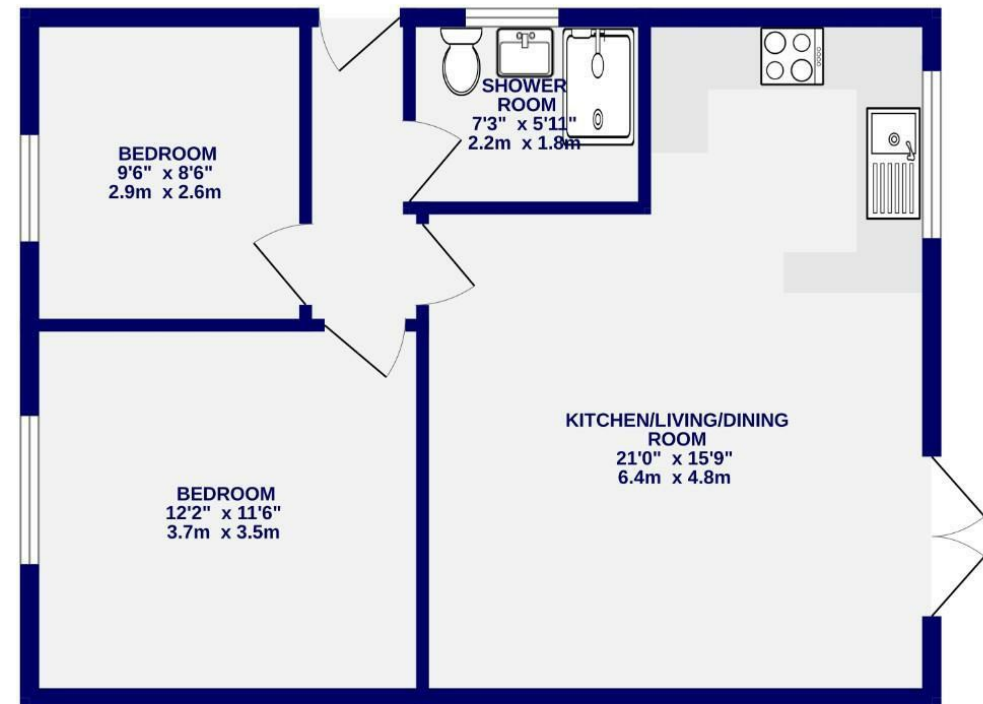


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Freehold
Council Tax Band - C

- Semi Detached Bungalow
- Two Double Bedrooms
- Renovated Throughout
- Open Plan Kitchen Living Diner
- Spacious Garden
- Garage & Driveway
- Sought After Village Setting
- EPC E

GROUND FLOOR
584 sq.ft. (54.3 sq.m.) approx.



TOTAL FLOOR AREA : 584 sq.ft. (54.3 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 measurements 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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