Ashtons

Millfield Lane, Nether Poppleton, York, YO26 6LZ

Millfield Lane
Nether Poppleton, York
YO26 6LZ

£550,000

3 2

Located in the highly sought-after residential area of Nether Poppleton, to the west of York, this substantial detached home occupies a generous plot with gardens to all four sides, in addition to a large double garage and workshop. A much-loved family home for many years, the property is offered for sale with no onward chain and presents an exciting opportunity for a future owner to modernise, extend, and create a superb long-term family home, subject to the necessary planning permissions.

Ideally positioned, the property enjoys easy access to the excellent range of amenities available within Poppleton, which includes local shops, a medical centre, dentists' surgery and highly regarded primary and secondary schools. There are also regular bus routes to York city centre and railway station, while Poppleton train station is also close by. Internally, the property opens into a spacious entrance hallway which provides access to two generous reception rooms positioned to the right-hand side.

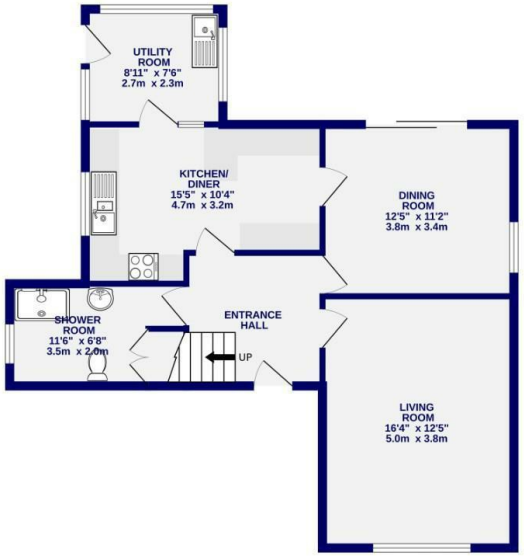
The principal living room is located to the front elevation and benefits from a large window that allows natural light to flood the space. The dining room enjoys a pleasant outlook across multiple aspects, with patio doors opening directly onto the rear garden, creating an ideal setting for entertaining and family living. Completing the ground floor accommodation is a substantial kitchen diner fitted with Shaker-style wall and base units, offering ample storage and worktop space, with access through to a useful utility room, in addition to a modern shower room. To the first floor are three well-proportioned bedrooms, with the principal bedroom benefiting from built-in storage, alongside a spacious landing and a three-piece family bathroom.

Millfield Lane
Nether Poppleton, York
YO26 6LZ

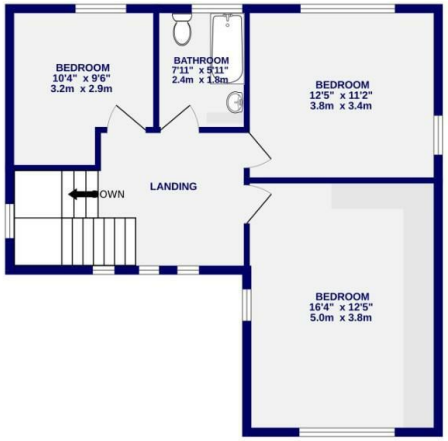
Freehold
Council Tax Band - E

- Substantial Family Home
- Three Bedrooms
- Two Bathrooms
- Generous Gardens
- Double Garage
- Popular Village Setting
- No Onward Chain
- EPC C

GROUND FLOOR
704 sq.ft. (65.4 sq.m.) approx.



1ST FLOOR
605 sq.ft. (56.2 sq.m.) approx.



TOTAL FLOOR AREA : 1309 sq.ft. (121.6 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 garage/stores 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.
Made with Metropix ©2026

These particulars have been prepared as accurately and as reliably as possible, but should not be relied upon as 'statement of fact'. If there is any point which is of particular importance to you, please contact the office and we would be pleased to check the information. We have not tested any services, appliances, equipment or facilities and nothing in these particulars should be deemed to be a statement that they are in good working order, or that the property is in good structural condition or otherwise. Any areas, measurements, floor plans or distances referred to are given as a guide only and are not precise. Purchasers must satisfy themselves by inspection or by otherwise regarding the items mentioned above and as to the correctness of each of the statements contained in these particulars. No person in the employment of Ashtons has any authority to make or give any representation or warranty whatsoever in relation to this property or these particulars nor enter into any contract relating to the property on behalf of the vendor. Please note that some images may have been edited with the use of AI. We are legally required to carry out AML checks for all purchasers, sellers and giftors, which become mandatory once an offer has been accepted. There is a non-refundable fee of £30 + VAT per purchaser and per giftor for these checks.

Ashtons

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