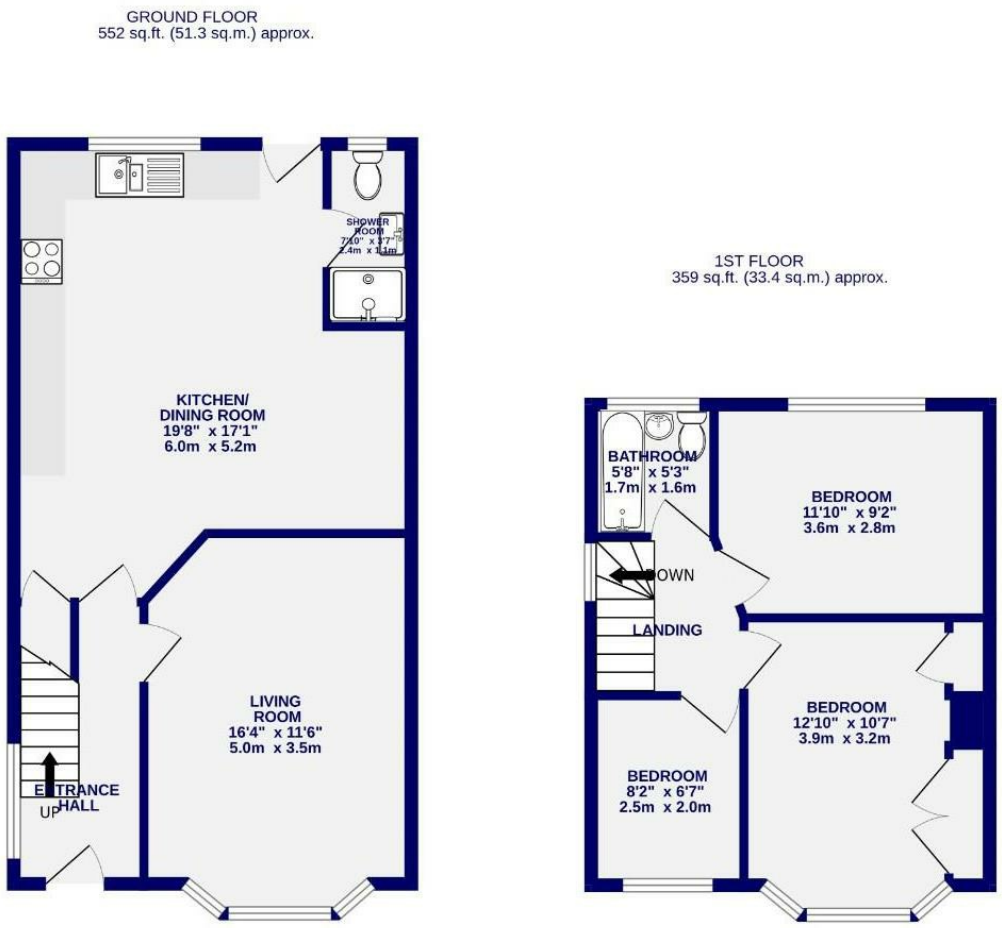
# Broadway
# Fulford, York
# YO10 4JY

Freehold
Council Tax Band - C

- Semi Detached House
- Three Bedrooms
- Rear Extension
- Spacious Rear Garden
- Garage & Parking
- Popular Residential Setting
- No Onward Chain
- EPC D

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## Fulford, York
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£375,000

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Located in the popular residential area of Fulford, to the south of York, is this extended three bedroom semi detached home offering spacious accommodation, a generous rear garden, driveway parking and a garage. Previously used as an HMO but now offered for sale on a residential basis, this property presents an excellent opportunity for a family or anyone looking for a home ready to move into. Offered with no onward chain, early viewing is highly recommended.

Internally, the property comprises an entrance hall leading through to the front living room, where a large bay window overlooks the front elevation and original features, including decorative ceiling coving, add character to the space. To the rear is a spacious open plan kitchen diner, fitted with a range of modern wall and base units providing ample storage and generous worktop space, creating an ideal area for both everyday living and entertaining. The ground floor also benefits from a contemporary shower room with access out to the rear garden.

The first floor offers three well proportioned bedrooms, including two doubles and a generous single bedroom, all served by a three piece house bathroom.

Externally, the property benefits from a lawned front garden and a generous driveway providing off street parking for multiple vehicles, leading to a detached garage. To the rear is a spacious and private enclosed garden, offering a fantastic outdoor space with a good degree of privacy from neighbouring properties.

Fulford is one of York's most sought after residential areas, offering a range of local shops, cafés and amenities, along with highly regarded schools. The property is well placed for easy access to York city centre, York Designer Outlet, the University of York and the A64, making it ideal for both commuters and families alike.

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