CRAVEN-HOLMES
ESTATE AGENTS



54 The Chase, Boroughbridge
Yorkshire YO51 9JT

Guide price £220,000

TWO-BEDROOMED PROPERTY SITUATED ON A CUL-DE-SAC WITHIN WALKING DISTANCE OF LOCAL SHOPS, SCHOOLS, AND AMENITIES
SITTING ROOM, DINING, KITCHEN, MODERN BATHROOM
GARDENS TO FRONT AND REAR
SPLIT GARAGE WITH STORAGE AT THE FRONT AND OFFICE ROOM TO THE REAR WITH POWER
EXCELLENT COMMUTE FOR THE A1 NORTH AND SOUTH CHAIN-FREE. EPC D







Summery and Location

A modern, well-presented semi-detached property in a cul-de-sac on the outskirts of town, close to the A1, ideal for commuters. The accommodation comprises a lounge, dining room, kitchen, first-floor bathroom, and two bedrooms. Open-plan garden to the front, driveway, garage and enclosed rear garden. Gas central heating system and double glazing.

Nestled in the charming area of The Chase, Boroughbridge, York, this delightful house offers an excellent opportunity for those seeking a comfortable, inviting home. With two well-proportioned bedrooms, this property is ideal for small families, couples, or individuals looking for a peaceful retreat.

Upon entering, you are greeted by a spacious reception room that offers a warm and welcoming atmosphere, perfect for both relaxation and entertaining guests. The layout is thoughtfully designed to maximise space and light, creating an inviting environment throughout.

The house features a modern bathroom, ensuring convenience and comfort for its residents. The well-equipped kitchen provides ample storage and workspace, making it a joy to prepare meals and enjoy family gatherings.

Situated in picturesque Boroughbridge, residents will enjoy a friendly community and easy access to local amenities, including shops, schools, and parks. The surrounding area boasts beautiful countryside, perfect for leisurely walks and outdoor activities.

This property is not just a house; it is a place to create lasting memories. With its appealing features and prime location, it is a wonderful opportunity for anyone looking to settle in this lovely part of York. Do not miss the chance to make this charming house your new home.

Entrance Porch

entrance door and radiator.

Sitting Room

Double glazed bay window to front, coving to ceiling, radiator, gas fire and staircase to first floor.

Breakfast Kitchen

13'8 x 9'8 (4.17m x 2.95m)

Fitted wall and base units with work surfaces built in electric oven and hob, tiled walls and floor, radiator, space for washing machine and double glazed window to rear.

Landing

Double glazed window to side, radiator and doors leading to bedrooms and bathroom.

Bedroom 1

13'8 x 9'8 (4.17m x 2.95m)

Double glazed window to front and radiator.

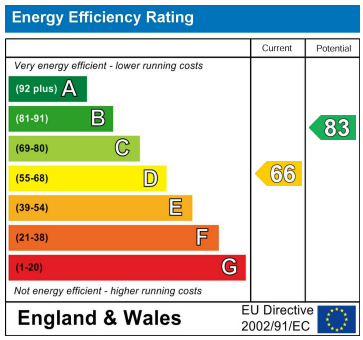
Bedroom 2

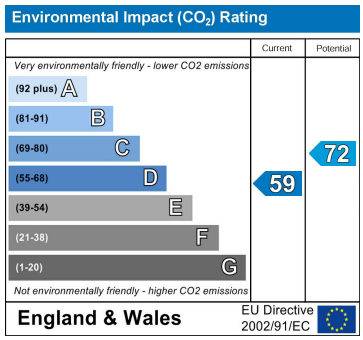
9'3 x 9'1 (2.82m x 2.77m)

Double glazed window to rear, over stairs storage cupboard and radiator.

Bathroom

Double glazed window to rear, tiled walls and three piece suite comprising panelled bath with shower over, pedestal wash hand basin and low level w.c.











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