



Hungate Road | Sherburn In Elmet | LS25 6DA

£175,000

Three bedroom semi-detached | Council Tax Band A | EPC Rating D

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NO CHAIN & VACANT POSSESSION. TUCKED AWAY CUL DE SAC LOCATION. CLOSE TO AMENITIES.

Set within close proximity to public transport links, nearby schools, and local amenities, this property finds itself in a prime position, perfect for those seeking convenience in their day-to-day living.

This house encapsulates three comfortable bedrooms, a single ground floor bathroom, and one reception room - providing ample personal and communal living space for a family. The house also facilitates a practical kitchen, catering to all culinary needs. Although requiring some modernisation, it offers potential buyers a wonderful opportunity to imprint their unique style and taste.

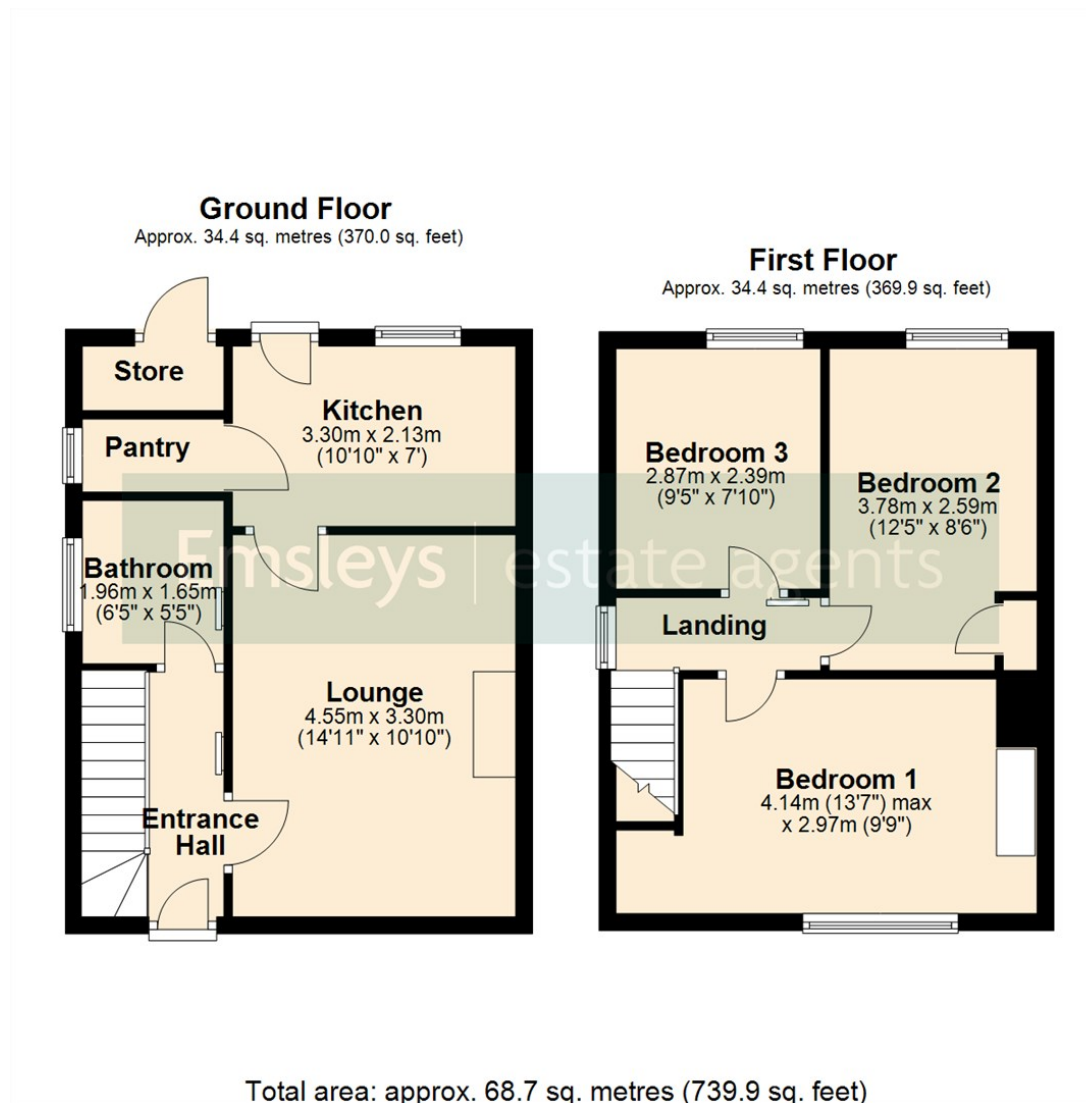
One of the notable features of this abode is the garden - a blank canvas outdoor space, ideal for those with green fingers or those who simply want to create their own tranquil haven.

Despite needing updates, the house has gas central heating and PVCu double glazing, providing the groundwork for a warm and cosy family home amid the colder months.

On balance, this property, with its sought-after location and prime potential for modernisation, sets the perfect opportunity for a proactive house hunter or possibly a first time buyer. Its vibrant community, convenient amenities, and transport links also make it an attractive proposition for families looking for a convenient yet calm place to call home. Summing up, this house provides a wholesome living experience with room for personalisation making it an exciting opportunity, not to be overlooked.







These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.

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