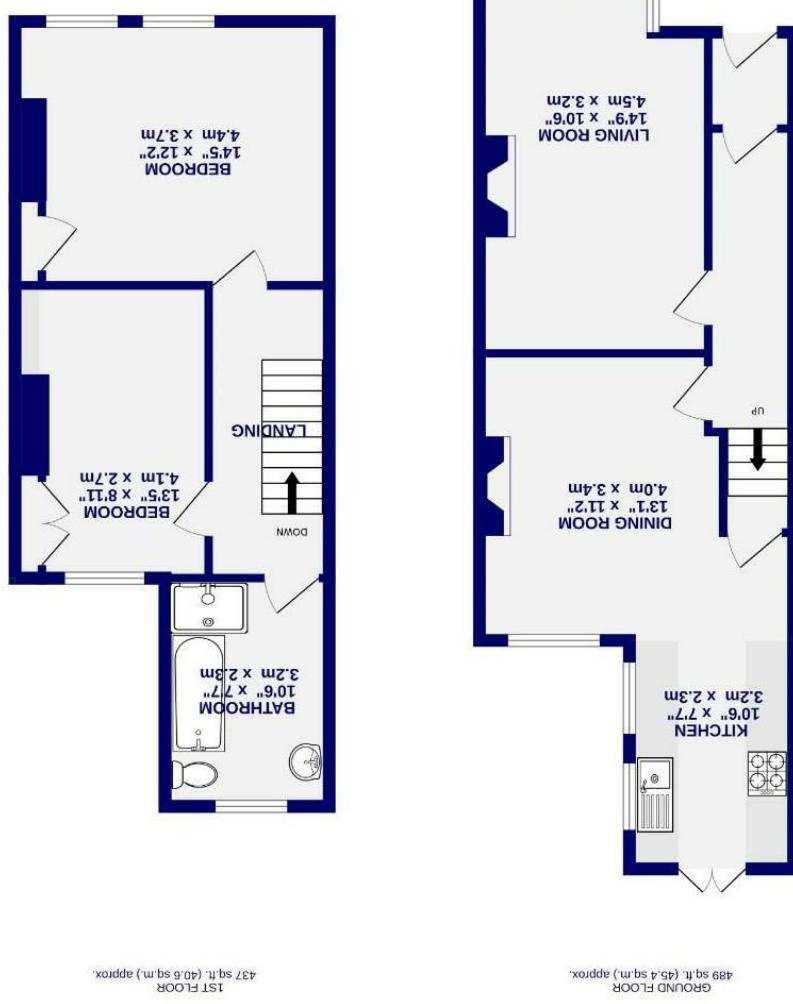


Hambleton Terrace Haxby Road, York YO31 8JJ

- Freehold
- Council Tax Band - B
- Beautiful Victorian Terrace
- Updated Throughout
- Two Double Bedrooms
- First Floor Bathroom
- Landscaped Rear Courtyard
- Forecourted
- Close To CC, Train Station and Hospital
- EPC - E



Hambleton Terrace  
Haxby Road, York  
YO31 8JJ

£350,000

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A beautifully presented period town house positioned in an enviable location. Not only is it within walking distance to York city centre, but it benefits from being close to York railway station, Hospital and Nestle. Set to the north of York, this bay fronted forecourted home has been lovingly maintained and updated by the current owners and is ready to move into. Hambleton Terrace is positioned between Haxby Road and Wigginton Road and provides excellent access into York city centre and train station by foot, car or public transport.

Internally the property comprises an entrance hall with beautiful mosaic tiles which leads into two reception rooms to the right. The first reception room boasts a large bay window that looks out to trees beyond and offers a cosy wood burning stove and stunning herringbone wooden flooring. The second reception room is down the hall and boasts a cast iron fireplace with striking surround tiles, as well as a large window that looks out to the landscaped courtyard. Opened up over time, this space leads into the fitted kitchen at the very rear which offers an array of modern wall and base units, housing some integrated appliances, all of which are complimented by wood effect worktops with French doors leading outside.

The first floor consists of two double bedrooms with the master bedroom located at the front with built in storage and the second bedroom overlooking the courtyard. A spacious and modern three piece bathroom completes the internal accommodation.

To the rear is a lovely and enclosed south facing, rear courtyard which has been landscaped by the current owner and is spacious in size.

In summary a charming home located in a sought after location so close to the city centre. Viewing is highly recommended.

Council Tax Band B

