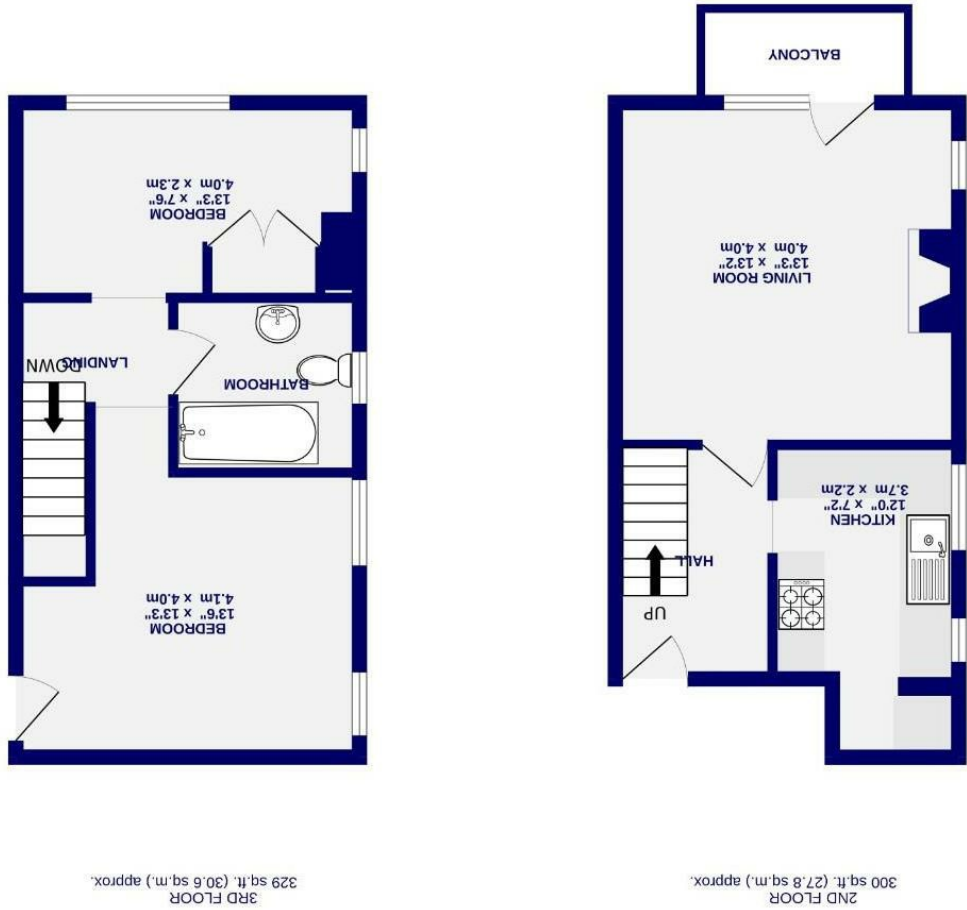


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- EPC D
- Ideal First Home
- Popular Residential Area
- Well Presented Throughout
- First Floor Bathroom
- Two Bedrooms
- Duplex Apartment

Leasehold
Council Tax Band - A

Bouthwaite Drive Acomb, York YO26 4TF



Bouthwaite Drive
Acomb, York
YO26 4TF

Offers In The Region Of
£160 000

 2  1

Located in the sought-after residential area of Acomb, this immaculately presented duplex apartment offers excellent access to York City Centre by both public transport and on foot. Featuring two spacious bedrooms and enjoying panoramic views across York, this property is ideal as a first home or a buy-to-let investment. Bouthwaite Drive is also perfectly positioned for easy access to the wide range of amenities on offer along Acomb's main street, as well as convenient travel links via the outer ring road.

Accessed via a secure communal entrance, the property offers a welcoming and spacious entrance hall with stylish wood flooring, leading through to a bright and airy reception room. With windows to two aspects, the living area is bathed in natural light throughout the day and opens onto a private balcony — perfect for relaxing. Adjacent to the reception room is the fitted kitchen, offering a range of shaker-style wall and base units, upcycled worktops, and ample space for freestanding appliances and a utility area.

Upstairs, there are two generously sized bedrooms, one benefiting from built-in storage, alongside a well presented three-piece bathroom suite that completes the internal accommodation.

Externally, residents can enjoy communal green spaces, and parking is available on a first-come, first-served basis. An ideal opportunity for first-time buyers or investors — early viewing is highly recommended.

Leasehold
Length of lease- 119 years remaining
Ground rent- £20 per annum
Ground rent review period- Fixed
Service charge- £440 per annum

Council Tax Band - A

