



Hull Road
Wilberfoss, York
YO41 5PF

£45,000



****WILBERFOSS HOLIDAY PARK ARE HOSTING AN OPEN DAY FOR ALL CUSTOMERS ON SUNDAY 24TH MAY FROM 10:30 UNTIL 18:00, PLEASE CALL TO ARRANGE****

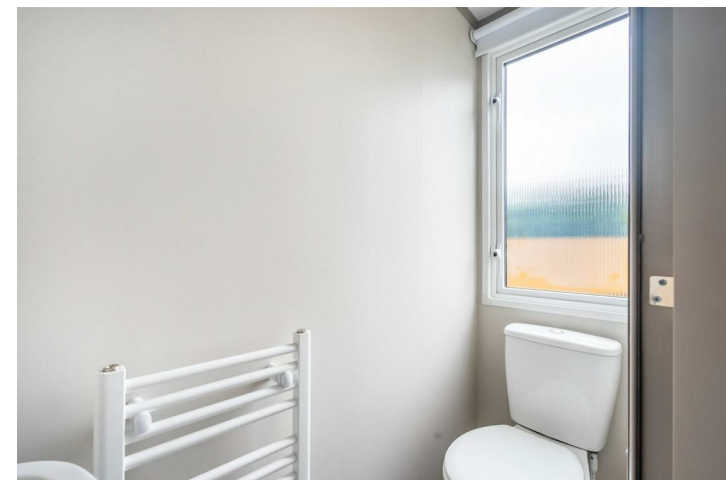
Located close to the village of Wilberfoss, this newly arrived two-bedroom park home offers practical living with easy access to York via regular bus services. It's well-positioned for anyone needing straightforward travel into the city while enjoying a quieter setting.

The property includes a spacious, open-plan living area with a modern fitted kitchen. There are two spacious bedrooms and a modern shower room. The layout is simple and efficient, with a clean, modern finish throughout.

Located on a popular site, this property benefits from an enclosed decking area ideal for outdoor entertaining, as well as off street parking.

Offered chain free, early viewing highly recommended.

Leasehold
Site fee- £2,500 per annum
Cannot be used as main residence



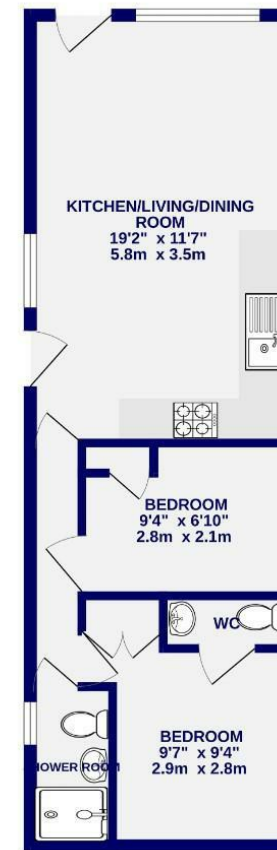


Hull Road Wilberfoss, York YO41 5PF

Leasehold
Council Tax Band - Exempt

- Park Home
- Modern Throughout
- Popular Development
- No Onward Chain
- Two Bedrooms
- Shower Room
- Easy Access To York
- EPC - Exempt

GROUND FLOOR
432 sq.ft. (40.1 sq.m.) approx.



TOTAL FLOOR AREA: 432 sq.ft. (40.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of rooms and any other items are approximate, if included in the plan the garage/shed will form part of the overall floor area and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee is given as to their operability.
Made with Metropix ©2026

These particulars have been prepared as accurately and as reliably as possible, but should not be relied upon as 'statement of fact'. If there is any point which is of particular importance to you, please contact the office and we would be pleased to check the information. We have not tested any services, appliances, equipment or facilities and nothing in these particulars should be deemed to be a statement that they are in good working order, or that the property is in good structural condition or otherwise. Any areas, measurements, floor plans or distances referred to are given as a guide only and are not precise. Purchasers must satisfy themselves by inspection or by otherwise regarding the items mentioned above and as to the correctness of each of the statements contained in these particulars. No person in the employment of Ashtons has any authority to make or give any representation or warranty whatsoever in relation to this property or these particulars nor enter into any contract relating to the property on behalf of the vendor.