

- Chaloners Road  
Dringhouses, York  
YO24 2TW



What else? attempts have been made to ensure the accuracy of the height, weight, measurements of norms and any other items are representative. It included in the plan the age ranges will form part of the overall floor area and no responsibility is taken by any person, organization or his statement. This plan is for illustrative purposes only and should be used by each by any person or his statement. The services, systems and appliances shown have not been tested and no guarantee as to their operability.

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- Three Well Proportioned
- Generous Rear Garden
- Potential For Extension
- Driveway & Garage
- Popular Residential Area
- No Onward Chain
- EPC TBC

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£325,000

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Located in a popular residential area to the south-west of York, this well-maintained three bedroom semi-detached home has been lovingly owned for many years and offers an excellent opportunity for a family buyer. The property provides plenty of scope for extension or further improvement, subject to the relevant planning consents, making it ideal for those looking to create a long-term home.

Chaloners Road is conveniently positioned within easy reach of York city centre and the train station, while also being close to a wide range of local amenities, schools and green spaces.

Internally, the property opens into an entrance hall which leads to three reception areas to the right, with a large bay window to the front allowing natural light to flood the living space. To the rear is a bright and airy conservatory enjoying views over the well-maintained, low-maintenance garden. Completing the ground floor is a fitted kitchen offering a range of light wall and base units, ample worktop space, integrated appliances, a useful utility area and a convenient downstairs WC.

The first floor provides three well-proportioned bedrooms, two of which are generous doubles benefiting from built-in storage, along with a contemporary three-piece family bathroom.

Set on a generous plot, the property enjoys a spacious rear garden, mainly laid to lawn with patio areas ideal for outdoor seating. Additional features include a brick-built outbuilding for storage, a greenhouse, and access to a single garage which leads to the front driveway and an additional garden area.

Offered with no onward chain, early viewing is highly recommended to appreciate the potential and location on offer.

Council Tax Band B

