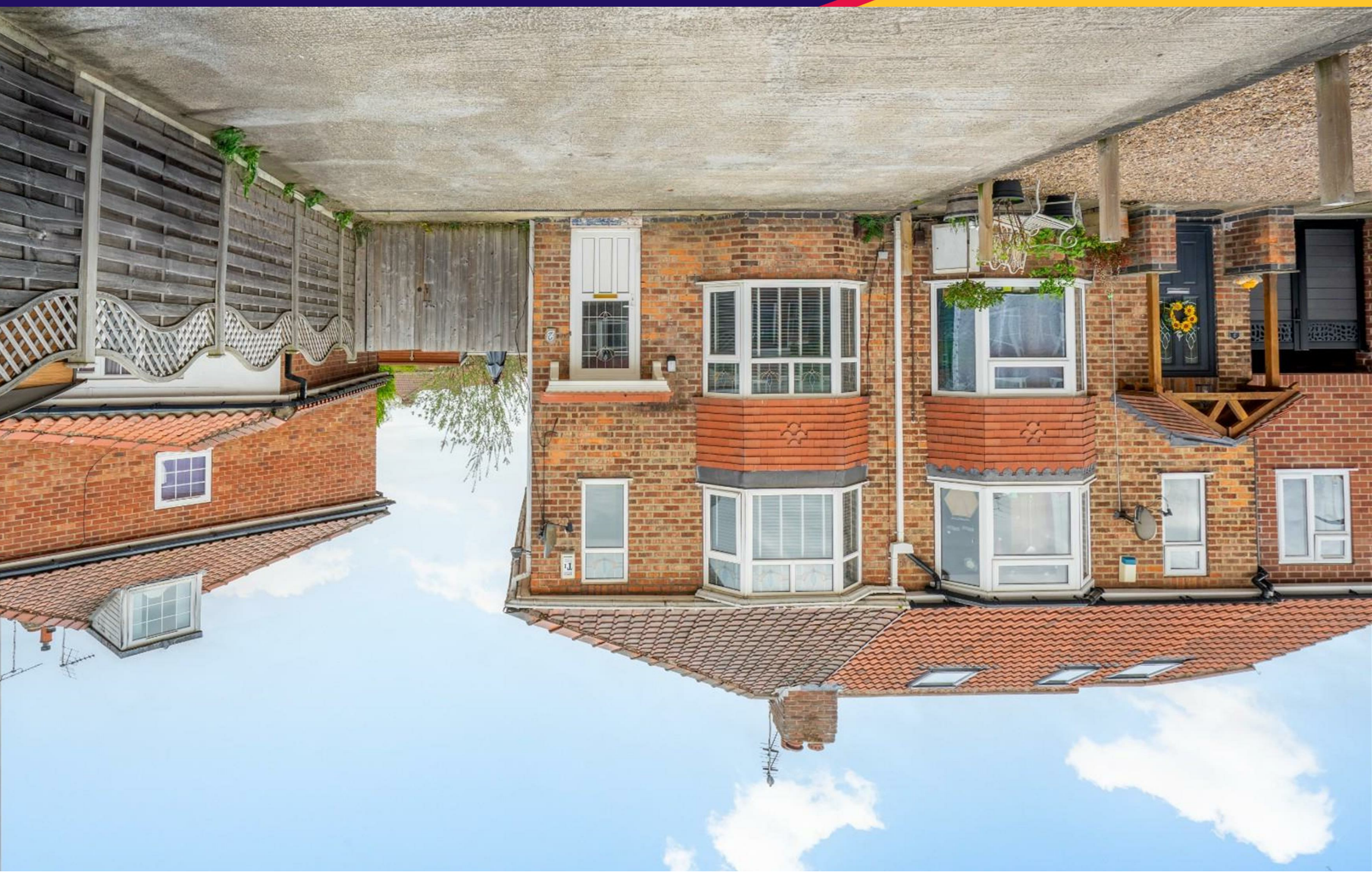
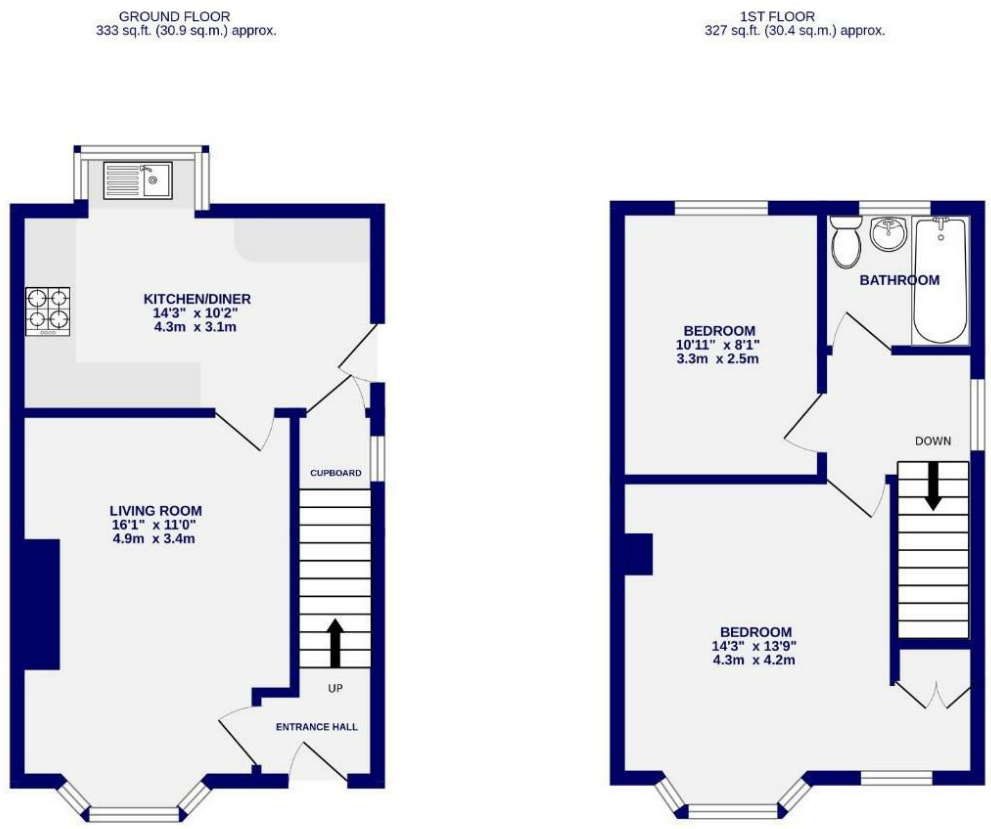


Gillamoor Avenue
Fifth Avenue, York
YO31 0QE

Freehold
Council Tax Band - C

- Semi Detached House
- Two Double Bedrooms
- Well Presented Throughout
- Ready To Move Into
- Garage & Driveway
- Popular Residential Area
- No Onward Chain
- EPC C



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. Please note that some images may have been edited with the use of AI. We are legally required to carry out AML checks for all purchasers, sellers and giftors, which become mandatory once an offer has been accepted. There is a non-refundable fee of £30 + VAT per purchaser and per giftor for these checks.

Gillamoor Avenue
Fifth Avenue, York
YO31 0QE

Offers Over £290,000

2 1

Located in the popular residential area off Fifth Avenue, to the east of York, this beautifully presented two-bedroom semi-detached home is offered with no onward chain and is ready to move straight into. Enjoying a generous plot, along with the added benefits of a driveway and garage, the property is ideal for first-time buyers or those looking to downsize without compromise.

The area offers a range of local amenities and provides excellent access to York city centre, the train station, and the outer ring road for travel further afield, making it a convenient and well-connected location.

Internally, the property opens into an entrance hall leading through to a bright and spacious living room, complete with solid wood flooring, updated radiators, and a bay window that fills the space with natural light. To the rear, the modern kitchen has been thoughtfully updated and features a range of contemporary wall and base units, offering ample storage and worktop space, complemented by stylish finishes and integrated appliances.

Upstairs, there are two well-proportioned bedrooms, with the principal bedroom being particularly generous in size and offering plenty of space for a range of furniture. A modern three-piece family bathroom completes the first floor.

Externally, the property benefits from a good-sized rear garden, predominantly laid to lawn with patio areas ideal for outdoor seating and entertaining. To the front, there is a generous driveway providing off-street parking, along with access down the side to a single garage set back from the property.

With its excellent presentation, generous plot, and chain-free status, this home is sure to attract strong interest, and early viewing is highly recommended.















