

- Freehold
Council Tax Band - C

1ST FLOOR
444 sq.ft. (41.3 sq.m.) approx.

The 1st floor plan shows a central landing with stairs leading 'UP' and 'DOWN'. To the left of the landing are two bedrooms: one measuring 11'7" x 10'2" (3.5m x 3.1m) and another measuring 14'4" x 10'2" (4.4m x 3.1m). To the right of the landing is a bedroom measuring 8'10" x 7'11" (2.7m x 2.4m) and a bathroom measuring 7'11" x 7'9" (2.4m x 2.2m). The floor is finished with light-colored tiles.



Askham Lane
Acomb, York
YO24 3HP

£260,000

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Located in a popular residential area of Acomb, this much loved three-bedroom semi-detached home sits on a generous plot with a private outlook to the rear. Well maintained throughout, the property offers great potential for extension (subject to planning) and would make a wonderful first home or ideal choice for a family, with a range of well regarded schools nearby.

The accommodation comprises an entrance hall leading to a spacious living room at the front, featuring a large bay window that fills the room with natural light. To the rear is a second reception room with access to the kitchen, external store, and a convenient ground floor WC.

Upstairs are two double bedrooms, both with built-in storage and one with an original fireplace, a well-proportioned single bedroom, and a three-piece family bathroom.

Externally, the property enjoys a superb west-facing rear garden, mainly laid to lawn with patio areas, a brick-built outbuilding, and a shed, all enclosed by mature hedging for privacy. To the front is a second garden with excellent potential to create driveway parking if desired.

Offered with no onward chain, early viewing is highly recommended.

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