

property on behalf of the vendor.

TOTAL FLOOR AREA - 721 sq ft (67.0 sq m) approx.

With every emphasis placed on the interior design of the building, the architectural details of rooms and any other areas are approached with a sense of the importance of the building's function as a place of worship.

Soil tests and ground investigation is undertaken to assess the potential for subsidence. This is to determine the appropriate pads and beams to be used to support the proposed foundations. The services and drainage system are designed to be in accordance with the relevant regulations.

Architectural design is undertaken to create a building that is safe, secure and accessible.

276 sq.ft. (25.6 sq.m.) approx.

- Semi Detached House
- No Onward Chain
- Driveway & Garage
- Two Double Bedrooms
- Modern Kitchen & Bathroom
- A Short Walk From York City Centre

Freelhold Council Tax Band - C

GARAGE

445 sq. ft. (41.3 sq. m.) approx.

Aidbrough Way

Y026 4UX

, York

Aldeborough Way



Aldborough Way
, York
YO26 4UX

£280,000

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A well presented two bedroom end townhouse, tucked away just off Leeman Road and offering comfortable, practical living within easy reach of York city centre and the railway station.

The accommodation opens with an entrance hall leading through to a bright living room finished with wood effect flooring. Also to the ground floor is a convenient downstairs WC and a modern fitted kitchen equipped with a gas hob, electric oven, integrated fridge freezer and washing machine.

To the first floor are two generous double bedrooms along with a bathroom fitted with a white suite and shower over the bath.

Externally, the property benefits from a low maintenance courtyard style garden to the rear. A garage is included, with parking positioned directly in front, providing both secure storage and off street parking.

The property is offered with no onward chain and early viewing recommended.

Council Tax Band C

