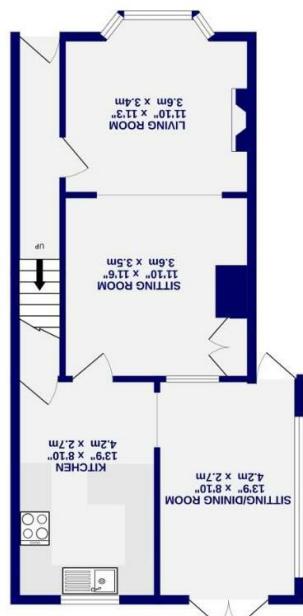
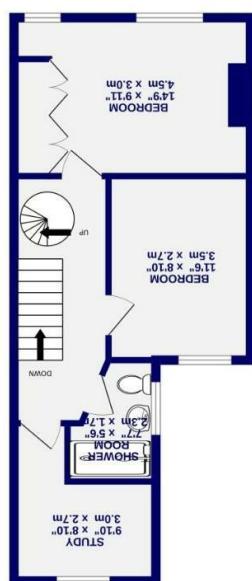
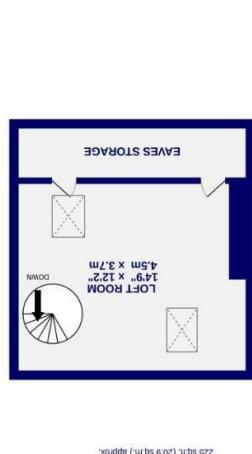


These particulars have been prepared as accurately and as reliably as possible, but should not be relied upon as statements of fact. If there is any point which is of particular importance to you, please contact the office and we would be pleased to check the information. We have not tested any services, appliances 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 measurements contained in these particulars, 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 areas, measurements, floor plans or distances, appliances and nothing in these particulars satisfies the vendor that the property is in warranty whatsoever in relation to this property or these particulars nor enter into any contract relating to the property on behalf of the vendor.

and appliances shown have not been tested and do not necessarily correspond to those currently fitted. Purchasers must satisfy themselves by inspection or by otherwise regarding the items mentioned above and as to the correctness of each of the areas, measurements, floor plans or distances, appliances and nothing in these particulars satisfies the vendor that the property is in warranty whatsoever in relation to this property or these particulars nor enter into any contract relating to the property on behalf of the vendor.

TOTAL FLOOR AREA: 121.5 sq.m (1213 sq.ft) approx.



- Popular Village Setting
- Driveway Parking & Garage
- River & Open Field Views
- Large Rear Garden
- Extended
- Three Bedrooms
- Charming Victorian End Townhouse

Freehold  
Council Tax Band - C

YO32 9PY  
Huntington Road, Huntington, York



# Huntington Road Huntington, York YO32 9PY

£450,000

 3  1

Rare to find on the open market, is this substantial Victorian end townhouse with a wonderful garden that leads down to the River Foss, with a backdrop of open fields and the local church behind.

Immaculately presented throughout, and offering spacious accommodation across three levels, this home could be perfect for a variety of buyers given all it has to offer. The property is within walking distance of a range of local amenities, including convenience stores, GP, schools and bus connections to York city centre and train station.

Accessed through the property's forecourt, the internal accommodation comprises an entrance hall which leads into the spacious reception room to the left. Opened up, this room benefits from an abundance of light that floods through from the window to the front. Set behind is the generous kitchen which offers an array of storage through wall and base units, as well as a breakfast bar. Forming the extension is the dining room / garden room which is flooded with natural light throughout the day due to its expansive windows.

On the first floor are three well proportioned bedrooms, a contemporary shower room and a spiral staircase leading up to the loft room on the second floor.

Offering exceptional outdoor space, this property could be a wonderful family home. Stepping out from the garden room is an immaculate patio and beyond is driveway parking and a spacious garage with power. Heading away from the property, is a raised decking area with a lovely summer house with power that enjoys views out to the river and distant fields. Stepping down is a lawned area with hedge boundaries which leads to the second summer house / bar raised up with a patio area immediately outside. The rest of the garden comprises of a second lawn that leads to the river with steps down to the water. To the front of the property is a pretty and mature forecourt.

A stunning property inside and out, early viewing is highly recommended.

Council Tax Band: C

