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Whilst every attempt has been made to ensure the accuracy of the floorplans, measurements of rooms and any other areas are approximate. It is advised to take the measurements on site and to the overall floor area and responsibility is placed on the purchaser. The services, systems and appliances shown there and been noted and no guarantee as to their operability. Made with Metrelog ©2025



1ST FLOOR
464 sq.ft. (43.1 sq.m.) approx.

GROUND FLOOR
477 sq.ft. (44.3 sq.m.) approx.

- EPC - D
- Close To Popular Local Amenities
- Scope To Update And Personalise
- Ground Floor WC
- Original Tiled Entrance Hall
- Sought After Acomb Location
- Cottage Style Fitted Kitchen
- Two Reception Rooms
- Three Versatile Bedrooms
- Charming Period Family Home

Freehold
Council Tax Band - B

Beaconsfield Street Acomb, York YO24 4ND



Beaconsfield Street

Acomb, York

YO24 4ND

Offers Over £280,000



Situated on a sought-after residential street in the popular suburb of Acomb, this much-loved family home has been cherished for many decades and offers an excellent opportunity to acquire a property full of character and charm. Positioned within easy reach of the amenities of Front Street and York Road, including independent shops, cafés, supermarkets, and regular bus routes into York city centre, the property enjoys both convenience and a well-established community setting.

From the moment you step inside, the property's period charm is evident. A welcoming entrance hall with beautiful original tiled flooring leads through to the front reception room, where a large bay window floods the space with natural light. This room opens seamlessly into the spacious dining room, creating a wonderful area for both everyday living and entertaining, while retaining original built-in cupboards that add to the home's character. To the rear is a charming cottage-style kitchen, fitted with a range of wall and base units offering ample storage and generous worktop space. Just off the kitchen is a convenient ground floor WC.

To the first floor are two generous double bedrooms, with the principal bedroom positioned to the front of the property. A third bedroom provides a versatile space, ideal as a nursery, home office, or dressing room. A shower room with WC completes the accommodation.

This is a wonderful opportunity to own a period home that has been lovingly maintained over the years, while offering scope for the next owner to update and personalise to their own tastes. Early viewing is highly recommended to appreciate the character, accommodation, and superb location on offer.

Please note that some photographs have been digitally enhanced with AI-generated furniture and furnishings to demonstrate the potential of the accommodation.

