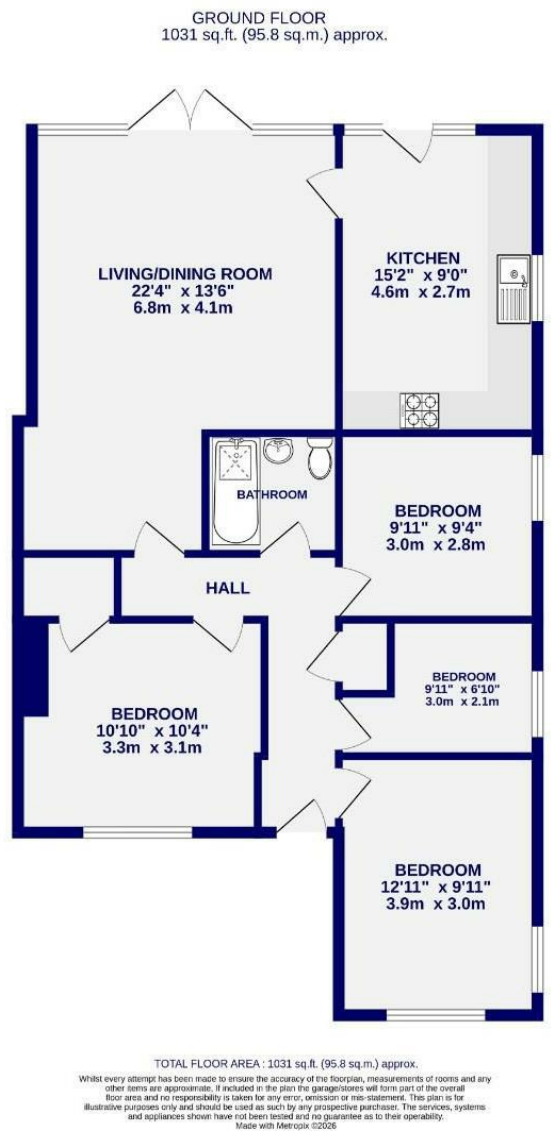


Elmpark Vale
Off Woodlands
YO31 1DU

Freehold
Council Tax Band - C

- Semi Detached Bungalow
- Four Bedrooms
- Sought After Location
- Driveway and Garage
- Beautifully Presented
- Rear Extension
- 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.

Elmpark Vale

Off Woodlands Grove, York

YO31 1DU

£350,000

4 1

Situated within a quiet cul de sac just off the highly sought after Stockton Lane, this skilfully extended four bedroom bungalow is presented in true move in ready condition and offers spacious and versatile accommodation throughout.

The property opens into a welcoming entrance hallway leading through to a generous living dining room positioned to the rear of the home. Flooded with natural light and benefiting from doors opening directly onto the rear garden, this is an ideal space for both everyday living and entertaining. The modern fitted kitchen offers a range of contemporary wall and base units alongside underfloor heating creating a practical and comfortable space.

There are four well proportioned bedrooms allowing flexibility for families, guests or those working from home, all served by a brand new three piece house bathroom complete with a remote controlled solar Velux window.

Externally the property continues to impress with a large driveway and gravelled frontage providing ample off street parking, together with a detached garage with power. To the rear is a beautifully maintained garden offering a private and peaceful setting ideal for relaxing or entertaining.

Elmpark Vale is positioned just off Stockton Lane, one of York's most desirable residential locations, offering excellent access into the city centre, Monks Cross, Vangarde and the A64. A range of local amenities, schools and regular bus routes are all close by.

Ready to move straight into and enjoy, early viewing is highly recommended to appreciate the space, location and quality of accommodation on offer.

Move in time for Christmas

Council Tax Band C



















