

## Temple Road Bishopthorpe, York YO23 2QN

Offers Over £700,000







Located in the highly sought-after village of Bishopthorpe, just south of York, is this immaculately presented and significantly extended five bedroom semi-detached home. Occupying a generous plot and offering spacious, flexible accommodation throughout, it makes for a superb family home and is sure to attract strong interest. Bishopthorpe is a thriving village community, well served by local shops, eateries, GPs and within close proximity to a range of highly regarded schools.

Internally, the property opens into a welcoming entrance hall, giving access to a bright and spacious front reception room, where a large bay window floods the space with natural light and highlights charming period features such as the fireplace, original picture rails and ornate cornicing. To the rear is a second reception room with a cosy wood burning stove and patio doors leading into a bright conservatory, which enjoys a desirable south westerly aspect.

Also accessed from the hallway is the stylish open plan kitchen diner, fitted with a range of modern wall and base units, wood effect worktops and integrated appliances including a gas hob, electric oven, fridge, freezer and dishwasher. Original oak doors lead to a practical utility room and through to the integral double garage. A convenient ground floor cloakroom completes the ground floor accommodation.

To the first floor is a generous landing providing access to four double bedrooms, with the impressive principal suite forming part of the extension and benefitting from a sleek three piece ensuite shower room. The fifth bedroom offers flexibility as a nursery, home office or single bedroom. The accommodation is completed by a contemporary family bathroom with a modern three piece suite.





















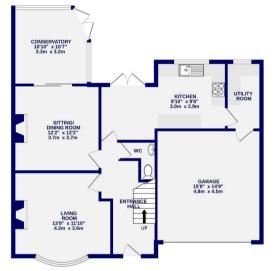
## Temple Road Bishopthorpe, York YO23 2QN

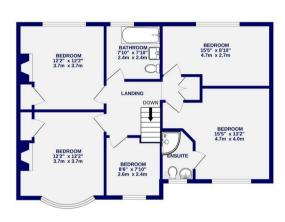
Freehold Council Tax Band - C

- Extended Semi Detached House
- Five Bedrooms
- Three Reception Rooms
- South West Facing Rear Garden
- Double Driveway & Garage
- Popular Village Setting
- Well Presented Throughout
- FPC D

GROUND FLOOR 955 sq.ft. (88.7 sq.m.) approx.

1ST FLOOR 818 sq.ft. (76.0 sq.m.) approx.





## TOTAL FLOOR AREA: 1773 sq.ft. (164.7 sq.m.) approx.

Whilst every attempt has been made to assure the accuracy of the floragin, requirements of rooms and any other tiers are approximate, illincluded in the plan the guagestores will form part of the overall material to the plan the guagestores will form part of the overall illustrative proposes only and should be used as such by any prospective purchase. The services, systems and appliances shown have not been tested and no guarantee as to their operability. Made with Metoryo (2025)

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.

