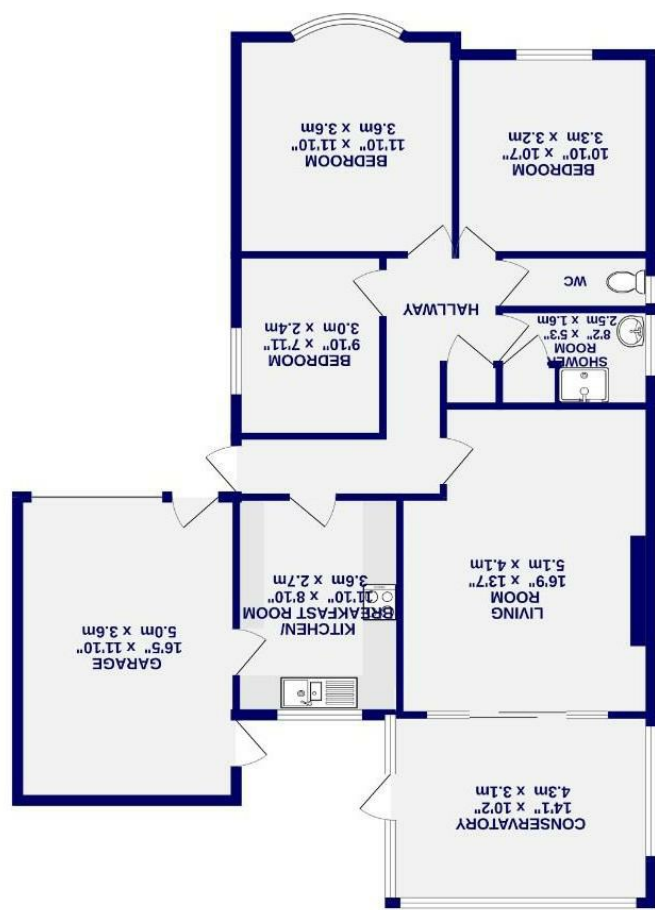


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GROUND FLOOR
1151 sq. ft. (106.9 sq.m.) approx.

- EPC - D
- Perfect Downsizing Property
- Sought After Residential Setting
- Garage & Driveway Parking
- Large Rear Garden
- South Facing Rear Aspect
- Three Bedrooms
- Generous Detached Bungalow

Freehold
Council Tax Band - D

Annan Close , York YO24 2UY



Annan Close
, York
YO24 2UY

£450,000



Located in the ever-popular residential area of Woodthorpe, to the south of York, is this deceptively spacious three-bedroom detached bungalow occupying a generous plot with attractive views over neighbouring countryside fields. Well maintained throughout and ready to move into, the property is ideally placed for a range of local amenities and enjoys excellent bus links to York city centre and the railway station, with a bus stop situated just a short walk away.

Internally, the accommodation begins with an entrance hall leading through to the impressive living room positioned at the rear of the property. Generous in size, this versatile reception space offers ample room for a variety of furniture layouts. Patio doors open into the bright and airy conservatory which, along with the south-facing rear garden, is flooded with natural light throughout the day and enjoys a pleasant outlook over the rear garden.

Adjacent is the modern kitchen breakfast room, fitted with a range of shaker-style wall and base units providing ample storage and worktop space. The kitchen also benefits from a selection of integrated appliances, additional space for white goods, and a practical breakfast bar for informal dining.

The remainder of the accommodation comprises three well-proportioned bedrooms, including a spacious principal bedroom positioned to the front with an attractive bay window. A contemporary shower room and separate WC complete the internal layout.

Externally, the property offers ample driveway parking to the front alongside a low-maintenance garden. To the rear is a surprisingly generous yet manageable south-facing garden featuring gravelled and patio seating areas, fenced boundaries, and a range of established plants and shrubs.

