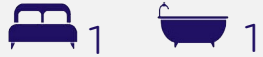






Millfield Lane  
Upper Poppleton, York  
YO26 6PD

£200,000



Located within the popular and modern development in Upper Poppleton, this well presented first floor coach house style apartment offers contemporary living with the added benefit of a share of freehold. Owned from new since June 2023, the property is ideal for first time buyers, downsizers or investors seeking a low maintenance home in a desirable village setting.

The accommodation is accessed via a private ground floor entrance with its own front door, leading into an internal hallway and staircase rising to the first floor. Once upstairs, the apartment opens into a bright and spacious open plan living and dining area, which flows seamlessly into a modern fitted kitchen. The kitchen is finished in white units and is complemented by a range of integrated hob and oven, creating a clean and practical space for everyday living.

The bedroom is a comfortable double and benefits from fitted wardrobes, providing excellent built in storage. The bathroom is finished to a modern standard and features a three piece suite with a walk in shower.

The property sits above a covered access tunnel leading through to the car parking area, a typical and attractive feature of this style of home. Externally, the apartment benefits from two allocated parking spaces and an external storage space, handy for bikes / bins etc. There is no garden, making this an ideal lock up and leave property.

Positioned within easy reach of local amenities, public transport links and with convenient access to York city centre, this modern and well maintained apartment offers a superb opportunity to purchase a nearly new home in a sought after location. Early viewing is recommended.

Freehold Apartment  
Service Charge £150 PA

Council Tax Band A



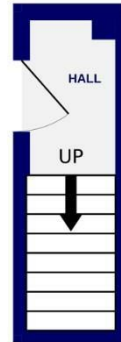


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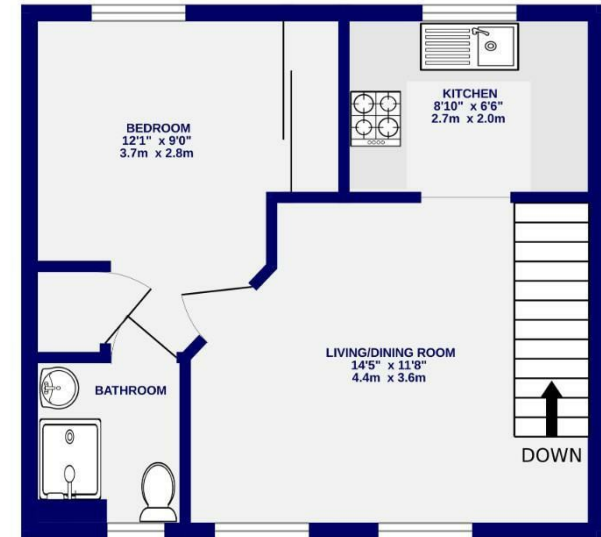
Freehold  
Council Tax Band - A

- Masionette
- Freehold
- Two Allocated Parking Spaces
- Built in 2023
- Modern Kitchen and Bathroom
- Sought After Location
- EPC B

GROUND FLOOR  
40 sq.ft. (3.7 sq.m.) approx.



FIRST FLOOR  
358 sq.ft. (33.3 sq.m.) approx.



TOTAL FLOOR AREA : 398 sq.ft. (36.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of rooms and any other items are approximate. If included in the plan the garage/stores will form part of the overall floor area and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability.  
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