



Farro Drive, , York, North Yorkshire, YO30 6QR

- Three Bedroom Town House
- Close to Many Local Amenities
- Generous Rear Garden
- Sought-After Development
- Allocated Parking Space's
- EPC Rating - B

£315,000



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DESCRIPTION

A well-presented, modern three-bedroom mid terrace townhouse set within a popular development close to excellent local amenities.

The property features an entrance porch with a ground floor W.C. and two storage cupboards. To the front is a stylish kitchen with integrated double oven with built in microwave, gas hob, extractor fan, , fridge freezer, and plumbing for a washing machine. At the rear, a bright living room open up onto the private garden through double doors.

Upstairs offers two double bedrooms, including a main bedroom with an en-suite shower room, as well as a sizeable third bedroom and three piece house bathroom completing the interior accomodation.

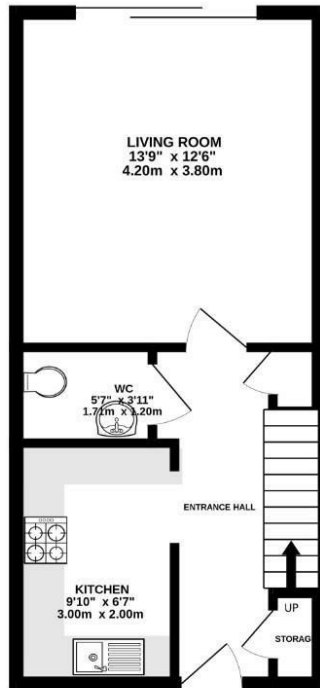
Outside, the rear garden is mainly laid to lawn with a timber shed, bin storage, and gated access to a passageway leading to the front, where allocated parking is provided.

Early viewing is highly recommended.

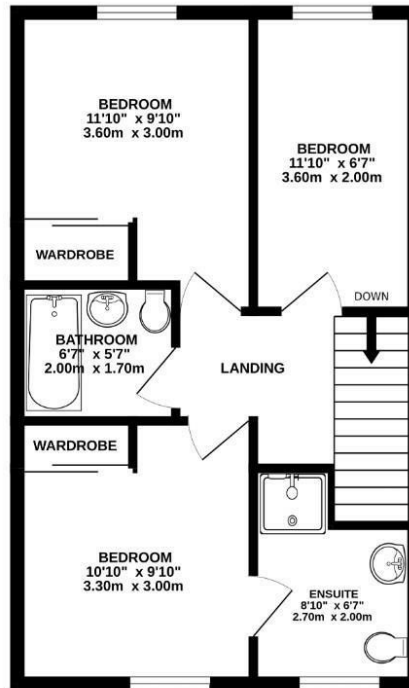




GROUND FLOOR
346 sq.ft. (32.1 sq.m.) approx.



1ST FLOOR
453 sq.ft. (42.1 sq.m.) approx.



TOTAL FLOOR AREA : 799 sq.ft. (74.2 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate 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 or efficiency can be given.
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Viewings

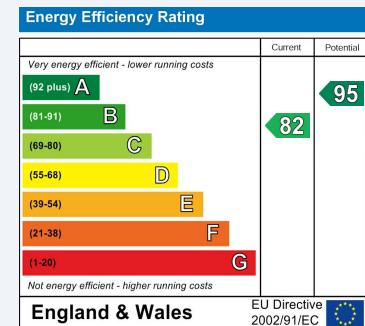
Please contact york@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.