



Loxley Close, York, YO30 4XQ

- Immaculate Two Bedroom Bungalow
- Driveway & Garage
- No Onward Chain
- Easy Maintenance Garden
- Peaceful Location with City Access
- Council Tax Band C

Offers Over £280,000



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DESCRIPTION

Located in the quiet and sought-after area of Clifton Moor, this semi-detached bungalow offers a comfortable and practical living space ideal for couples, small families, or anyone looking to downsize in a peaceful setting.

Loxley Close benefits from excellent access to local shops, schools, and public transport, making everyday life easy and convenient. Clifton Moor is known for its friendly community feel and proximity to York's city centre, while still offering a calm, suburban atmosphere.

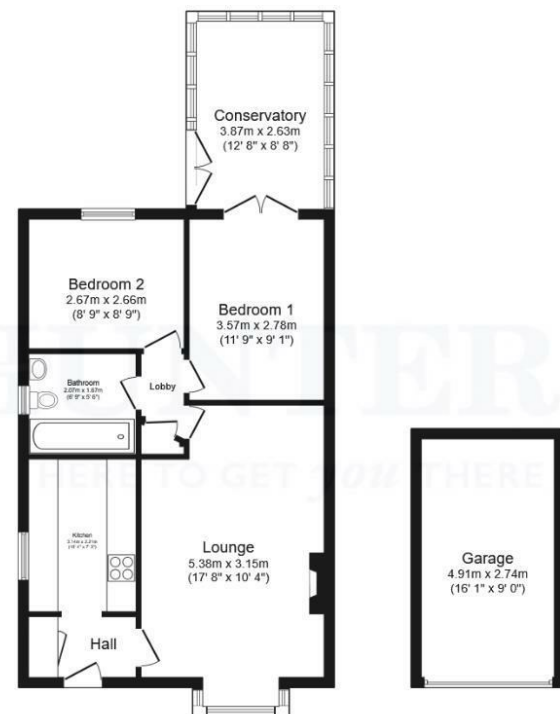
Inside, the bungalow is in excellent condition throughout. The entrance hall leads to the smart, bright kitchen reception with a range of base and wall units and space for washer, dryer and fridge and freezer. The reception room is spacious and inviting with dining area to the rear and plenty of light from front facing window. There are two good-sized bedrooms, a modern bathroom, and sizeable conservatory at the rear with access to the garden.

Externally, the property features a beautifully maintained landscaped garden both to the front and rear. Additionally, there is a generous driveway with space for two vehicles and a garage that provides secure parking or useful storage.

This is a rare opportunity to acquire a well-presented bungalow in a desirable location, offered with no onward chain.







Floor Plan
Floor area 69.0 sq.m. (742 sq.ft.)

Garage
Floor area 13.5 sq.m. (145 sq.ft.)

Total floor area: 82.4 sq.m. (887 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Viewings

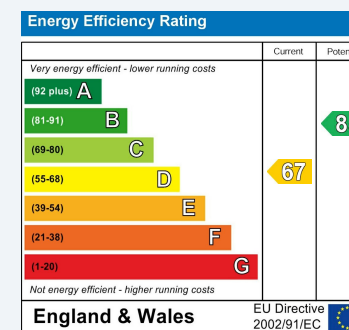
Please contact york@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

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.