



## Huntington Road, , York, YO31 9YQ

- No Onward Chain
- Two Ensuite's
- Hot Tub
- Beautifully Presented
- Sought After Location
- Owned Solar panels
- Two Parking Spaces
- EPC B

**£375,000**



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## DESCRIPTION

Built in 2017 by a well-regarded local developer, this impressive three-storey semi-detached home offers stylish, contemporary living in the ever-popular Huntington area of York. Thoughtfully designed and immaculately maintained, the property provides generous accommodation across all floors, making it an excellent choice for families or buyers seeking flexible modern space.

The ground floor features a welcoming entrance hall leading to a spacious kitchen/dining room, ideal for everyday living and entertaining. A convenient ground-floor WC sits off the hall, while the beautifully appointed living room at the rear benefits from French doors that open onto the garden, filling the room with natural light.

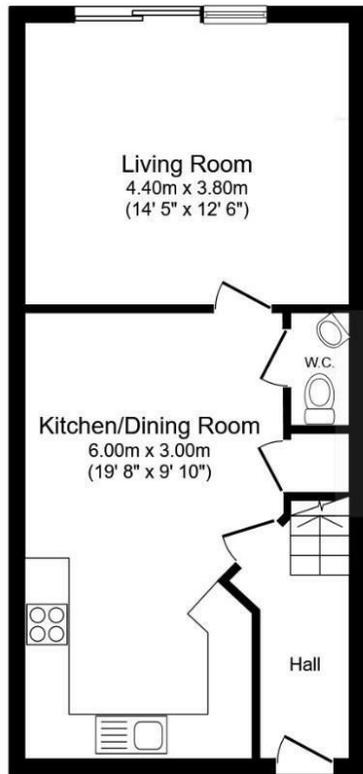
The first floor comprises two well-proportioned bedrooms, including a generous double bedroom with an en-suite shower room, alongside a contemporary family bathroom. The second floor is dedicated to a superb principal bedroom suite, featuring ample floor space, excellent storage, and a second en-suite shower room—creating a private and luxurious top-floor retreat.

Externally, the property enjoys an enclosed rear garden and the valuable benefit of two allocated parking spaces.

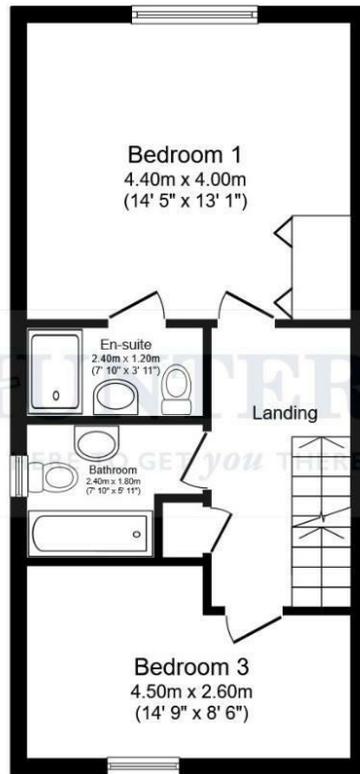
Presented to a high standard throughout, Foss Court offers modern comforts, flexible living, and a highly convenient location close to local amenities, schools, and transport links.



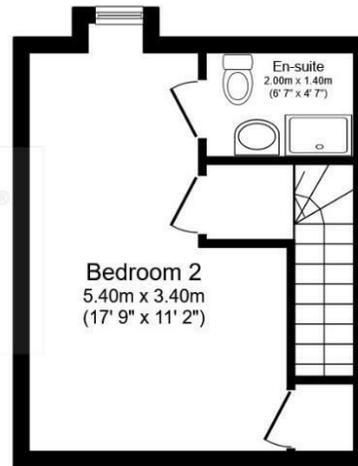




**Ground Floor**



**First Floor**



**Second Floor**

Total floor area 111.0 sq.m. (1,195 sq.ft.) approx

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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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.focalagent.com

**Viewings**

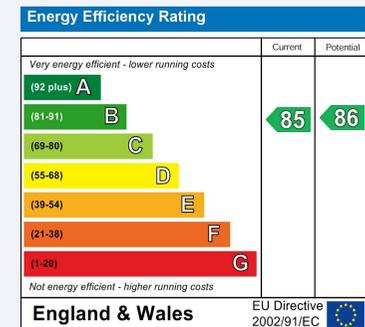
Please contact [york@hunters.com](mailto:york@hunters.com), if you wish to arrange a viewing appointment for this property or require further information.

**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.