Garfield Terrace, York, YO26 4XU

- Well Presented Mid Terrace
- Spacious Living Room
- Enclosed Rear Courtyard
- Two Bedroom Home
- Modern Kitchen & Bathroom
- Council Tax Band A

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HERE TO GET *you* THERE

£215,000

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DESCRIPTION

A well-presented two-bedroom mid-terrace home situated in a popular residential area close to York city centre and York Railway Station. Offering excellent access to local amenities, transport links and green spaces, this attractive period property is ideal for first-time buyers, professionals or investors seeking a low-maintenance home in a highly convenient location.

The accommodation comprises a bright and spacious living room with decorative fireplace, fitted shutters and a front-facing window. To the rear sits a modern kitchen with a range of wall and base units, generous worktop space and access to the rear lobby. Beyond this is a contemporary bathroom featuring a white three-piece suite with shower over bath.

To the first floor are two well-proportioned bedrooms, including a generous main bedroom and a versatile second bedroom suitable as a home office, nursery or guest room.

Externally, the property enjoys an enclosed rear courtyard with useful outbuilding storage and a rear access gate.

Positioned within easy reach of York city centre, York Station, riverside walks and everyday amenities, this well-maintained home will appeal to a wide range of buyers. Early viewing is highly recommended.

MATISSE
FLOWER MARKET

86

Total floor area 53.5 m² (576 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 propertybox.io

Viewings

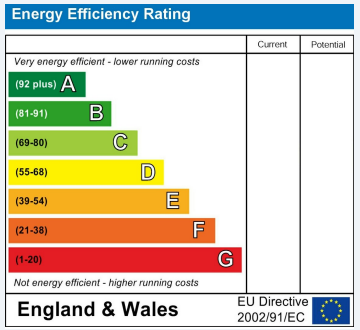
Please contact york@hunters.com,if you wish to arrange a viewing appointment for this property or require further information.

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.

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