



Doriam Avenue, York, YO31 9JF

- Well Maintained
- Kitchen Diner
- Detached Garage
- Sought After Location
- Front and Rear Gardens
- Council Tax Band C

£280,000



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DESCRIPTION

A well maintained, two bedroom bungalow in the hugely popular Huntington area of York.#

The property is accessed via a door to the side into the kitchen, which has been knocked through to create a kitchen diner. The kitchen area has a range of base and wall units with integrated oven and hob as well as space and plumbing for free standing appliances.

Off the kitchen there is a bright garden room with patio doors leading out to the rear garden.

The living room is found to the front of the property, a large bay window fills the room with natural light and a feature fireplace creates a focal point to the room.

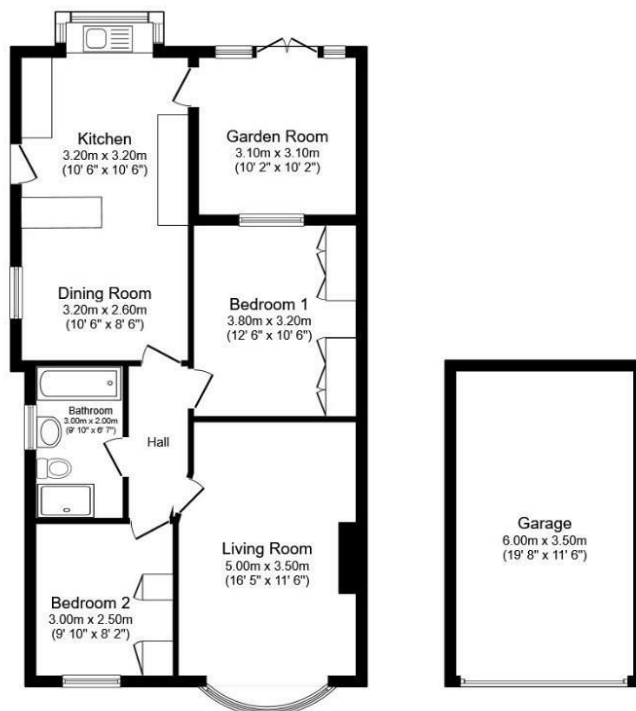
There are two bedrooms, each with fitted wardrobes and the family bathroom has a bath, sink, W.C and separate shower cubicle.

Externally there is a lawned front garden with a driveway leading to the side of the property to a car port and then detached garage. To the rear is a lawned garden with patio seating area and side access to the garage.

Doriam Avenue is well located providing excellent access to local amenities as well as having good transport links to the city centre.







Floor Plan
Floor area 80.6 sq.m. (868 sq.ft.)

Garage
Floor area 21.0 sq.m. (226 sq.ft.)

Total floor area: 101.6 sq.m. (1,094 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

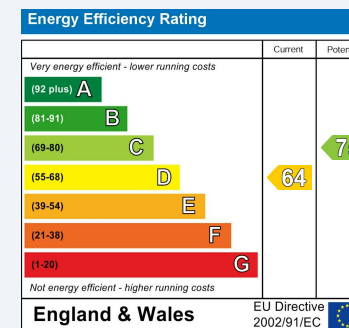
Please contact york@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

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.

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