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Lakeside, Acaster Malbis, York

Offers Over £750,000



Nestled at the head of a peaceful cul-de-sac within the exclusive Lakeside development in Acaster Malbis, this impressive four-bedroom detached family home occupies a superb position with direct lake access and its own private jetty — a rare opportunity to enjoy true waterside living just minutes from York.

The property is presented to a high standard throughout, offering spacious, well-balanced accommodation ideally suited to modern family life. The welcoming entrance hall leads to a range of versatile reception spaces, including a generous living room with attractive garden views, and a well-appointed kitchen and dining area perfect for everyday living and entertaining.

To the first floor are four well-proportioned bedrooms, including a principal bedroom with en-suite facilities, alongside a contemporary family bathroom serving the remaining rooms.

Externally, the home enjoys an enviable plot at the end of the cul-de-sac, providing excellent privacy and a wonderful setting. Well-maintained gardens extend to three sides, creating superb outdoor space for families, entertaining and gardening enthusiasts. From the side garden, a pathway leads directly to the lake frontage and private jetty, offering a unique waterside lifestyle while maintaining distinct garden areas around the home. A driveway and garage provide ample off-street parking and practical storage.

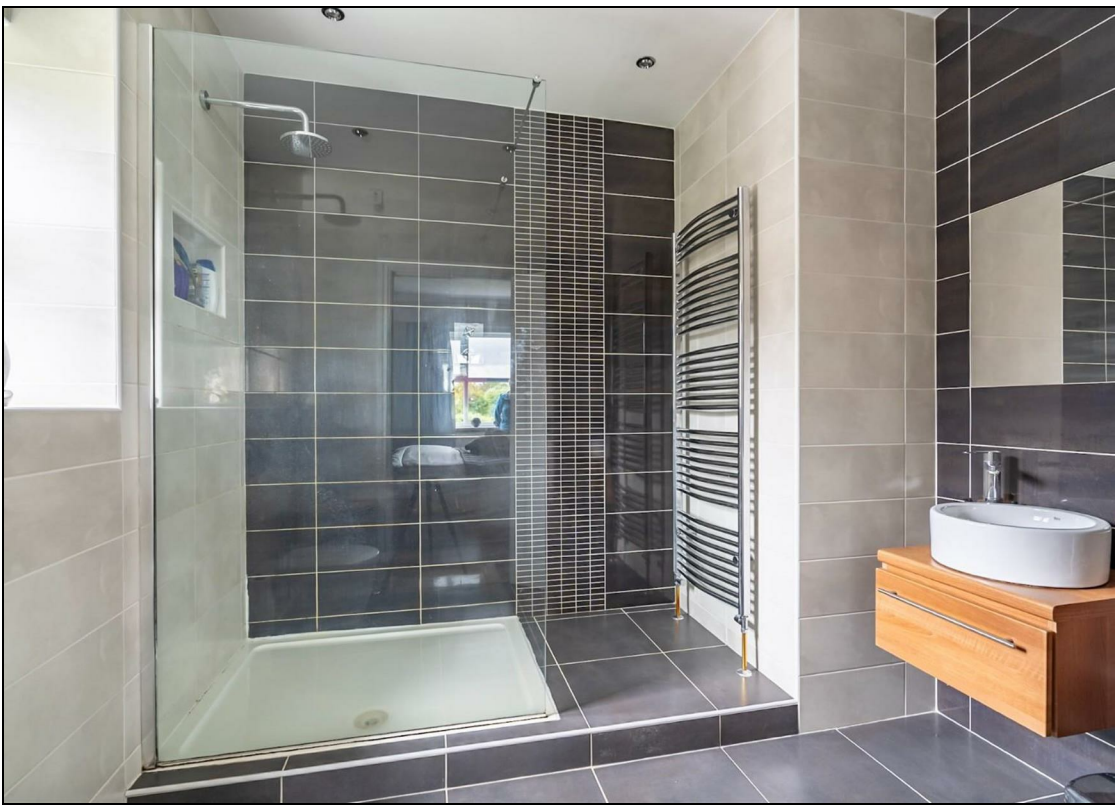
Lakeside remains one of York's most sought-after residential developments, combining a tranquil waterside environment with excellent access to York city centre, the A64 and a range of local amenities — ideal for both families and professionals.

A standout detached home in a prime lakeside position, offering spacious accommodation, beautifully presented interiors and the rare benefit of private lake access with its own jetty.

KEY FEATURES

- Exclusive Lakeside Development
- Four Bedroom Detached Home
 - Private Jetty & Lake Access
 - Cul-De-Sac Position
- Well Presented Throughout
- Driveway And Garage Parking
 - Council Tax Band G

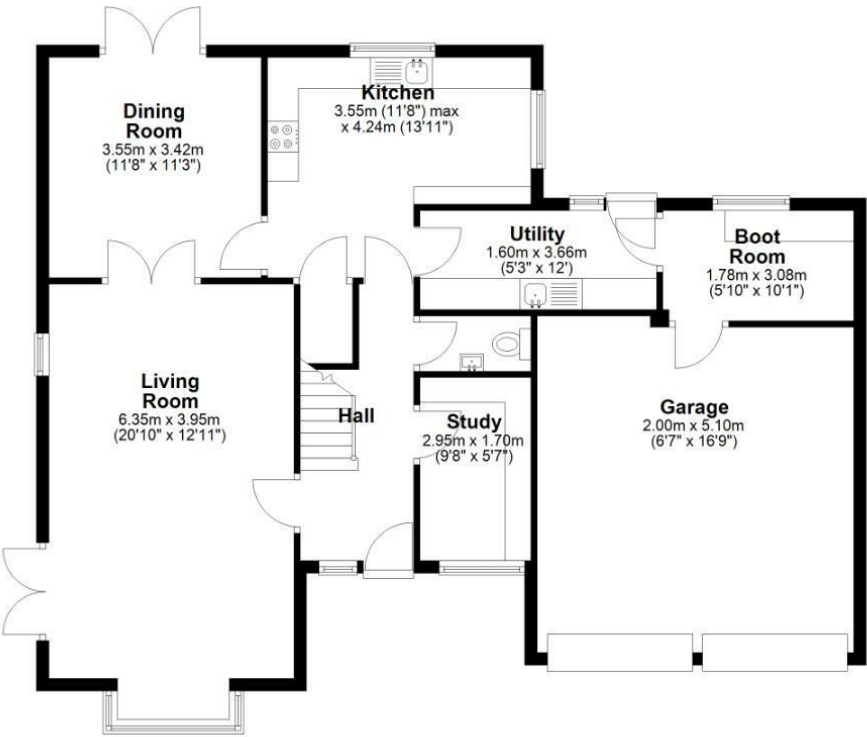






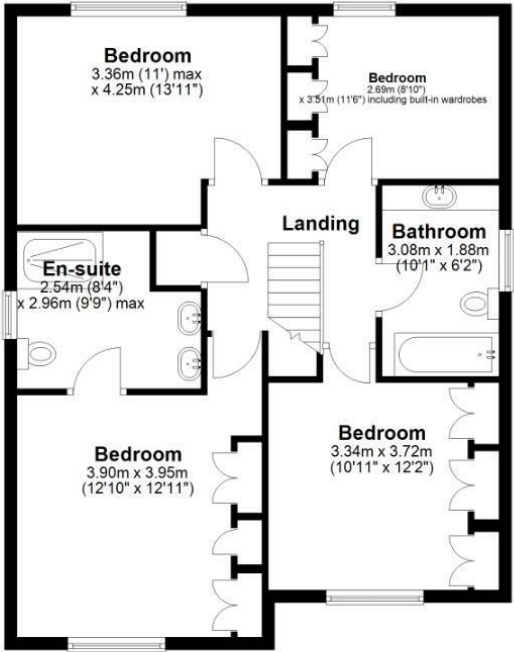
Ground Floor

Approx. 107.8 sq. metres (1160.4 sq. feet)



First Floor

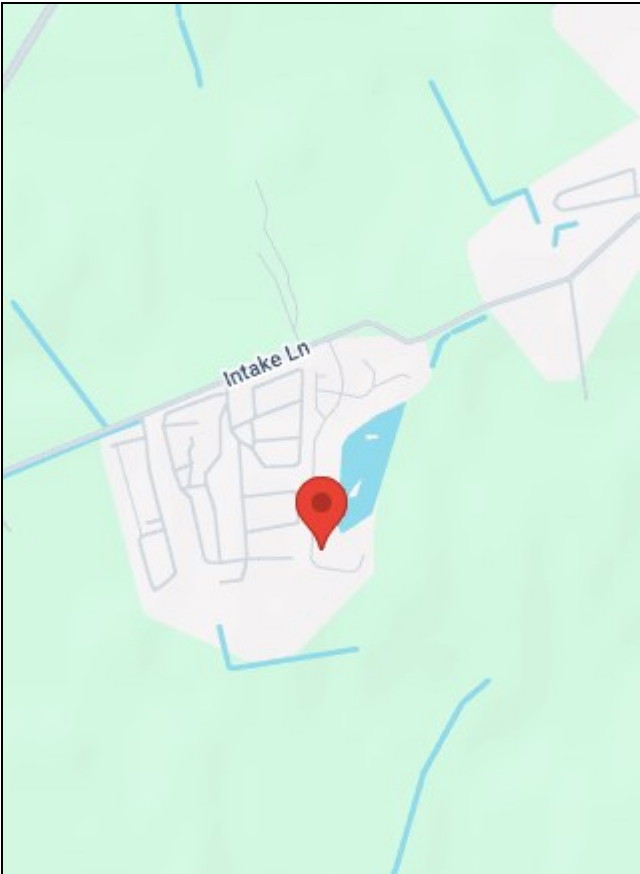
Approx. 75.2 sq. metres (809.5 sq. feet)



Total area: approx. 183.0 sq. metres (1969.9 sq. feet)

Not to scale-for illustrative purposes only. All measurements and fixtures including doors and windows are approximate and should be independently verified.
Prepared by Andrew N Wilson Photography

Plan produced using PlanUp.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	70	75
England & Wales		
EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		
EU Directive 2002/91/EC		

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