



HUDSON
MOODY

40 Temple Avenue, Tang Hall, York YO10 3RT



An attractive two bedroom traditional extended semi-detached house with private gardens and parking situated in a convenient location with easy access to York city centre.

The property has both a front and side entrance; with the front living room home to a stone effect gas fireplace with archway through to a good sized family dining area which enjoys rear garden views. There is also a fitted kitchen incorporating integral oven and gas hob with French doors opening to the rear garden. There is a separate utility area and under stairs storage.

To the first floor is the master bedroom with walk-in wardrobe, a further double bedroom and contemporary house bathroom including shower over the bath.

To the front of the property is a block paved driveway providing ample off street parking for two vehicles. A side stone pathway leads the rear of the property with steps up to a good sized enclosed lawned garden including a pleasant paved sun patio at the far end. Brick built barbeque. Timber storage shed. Additional storage container.

The local area offers a range of local shops and facilities and lies within easy reach of further more comprehensive facilities at Monks Cross and York City centre.

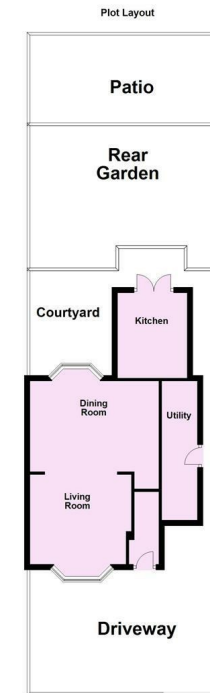
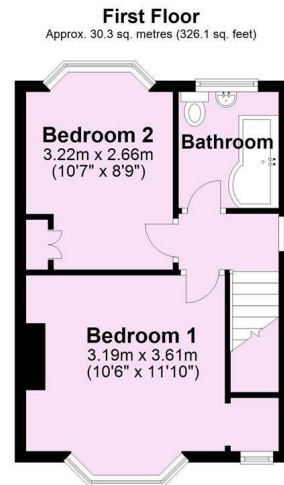
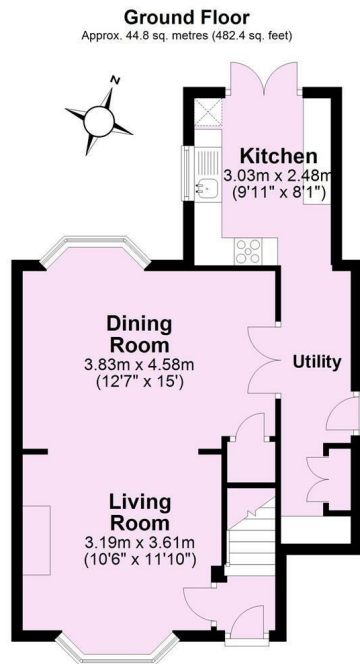


- Traditional Semi-Detached House
- Kitchen + Garden Views. Utility
- Dining/Family Room
- Living Room
- Modern House Bathroom
- 2 Double Bedrooms
- Garden + Off Street Parking
- EPC: D

Guide Price £220,000

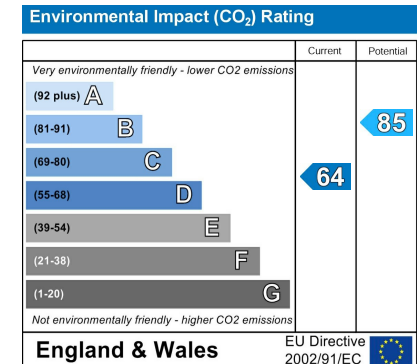
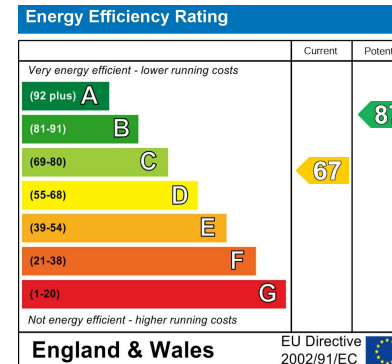
Tenure: Freehold





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3. Any areas, measurements, floor plans or distances referred to are given as a guide only and are not precise.
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**16 York Street
Dunnington
YO19 5PN**

01904 489906