







68 Florida Keys Hull Road Wilberfoss

York, YO41 5PF

Guide Price £52,500

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We are delighted to offer for sale this charming THREE bedroom, two bathroom holiday home on this pleasant and sought after development just outside Wilberfoss at the Florida Keys Park, convenient for the historic city of York, the Yorkshire Wolds, the coastline and as well as nearby market towns of Pocklington and Market Weighton. The property boasts expansive living accommodation comprising entrance hallway, open plan fitted kitchen & living area, utility cupboard, two double bedrooms (one with en-suite), single bedroom/study and a fully fitted bathroom. To the outside is designated parking and decked areas to the front and rear plus an enclosed rear garden. An internal viewing is recommended to appreciate the accommodation on offer. Florida Keys has a full 12 month holiday licence so the lodges can be utilised for holiday use at any time of the year.

Entrance Hall

Doors leading to;

Open Plan Living/Dining Kitchen

Kitchen area comprising double glazed window, fitted wall and base units incorporating stainless steel sink and drainer with mixer tap, power points, gas hob with extractor fan above, eye level oven. Laminate flooring. Living area comprising double glazed window, double glazed French doors onto decking, double panelled radiator, TV point, power points. Carpet.

Bedroom 1

Double glazed window, double panelled radiator, power points. Carpet.

En-Suite

Walk in shower cubicle, wash hand basin, low level WC. Tiled flooring.

Bedroom 2

Double glazed window, double panelled radiator, power points. Carpet.

Bedroom 3

Double glazed window, double panelled radiator, power points. Carpet.



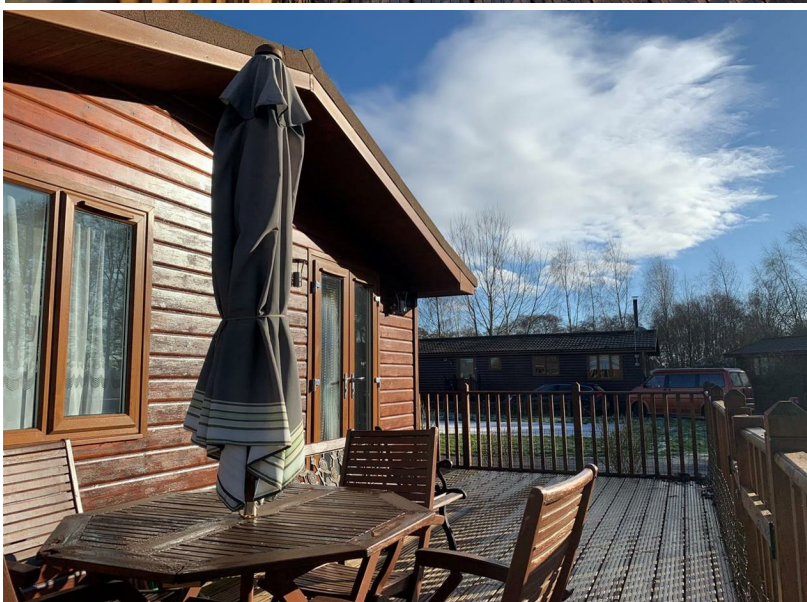


Bathroom

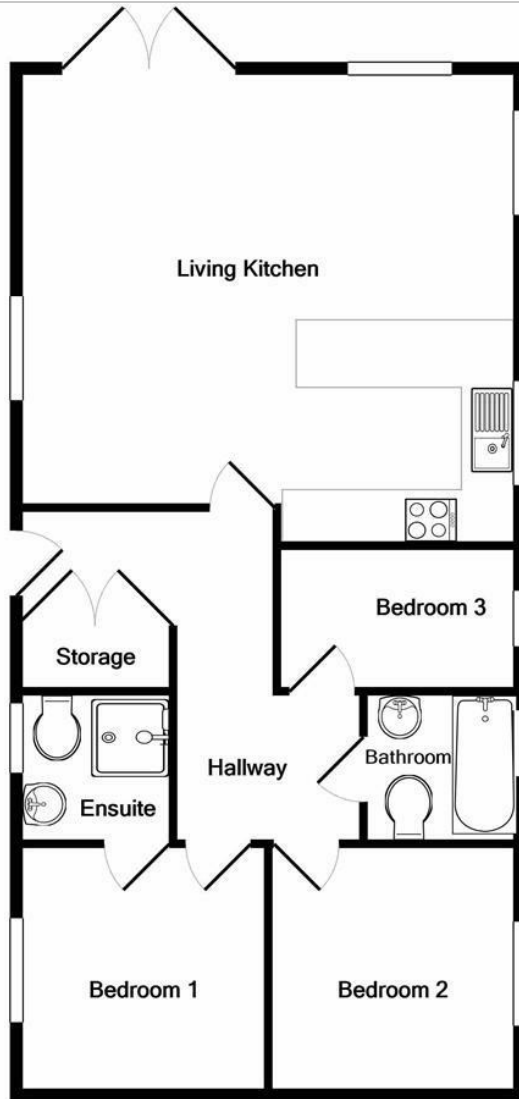
Three piece suite comprising panelled bath with mixer tap, pedestal wash hand basin, low level WC. Tiled flooring.

Outside

Designated parking, decked areas to the front and rear plus an enclosed rear garden.



FLOOR PLAN



Total Approx. Floor Area 742 Sq.Ft. (68.9 Sq.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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LOCATION



EPC

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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