



HUDSON
MOODY

4 Belvoir Avenue, Elvington, York YO41 4DS



A well presented detached house tucked away in a pleasant cul-de-sac with **PRIVATE GARDENS** and **GARAGING**; located within the highly popular village of Elvington with easy access to the City of York.

A front entrance with storm porch leads into a hallway with WC to one side. Accommodation comprises a well proportioned living room to the front of the house with fireplace set on a marble hearth and pine surround. There is a modern kitchen enjoying garden views with a good range of Shaker style wall and base units including integral fridge, freezer, plus cooker with gas hob and extractor oven. There is space for a dishwasher and washing machine. Adjacent to the kitchen is a dining room with French doors providing garden access along with under stairs storage.

To the first floor are 4 bedrooms and galleried landing with contemporary house bathroom which includes shower over the bath.

Outside: Immediately to the rear of the property is a secluded paved patio with ample space for table and chairs. Beyond this is an attractive southerly facing lawned garden flanked by well stocked borders set within a combination of hedged and fenced boundaries with a timber storage shed. To the front is a generous sized gravelled driveway providing ample off road parking provision leading up to a detached garage with electric roller door. A covered walkway with paving links front and rear.

In summary a versatile property that will appeal to a wide range of buyers located within a highly sought after village that benefits from being in an excellent schools catchment area.

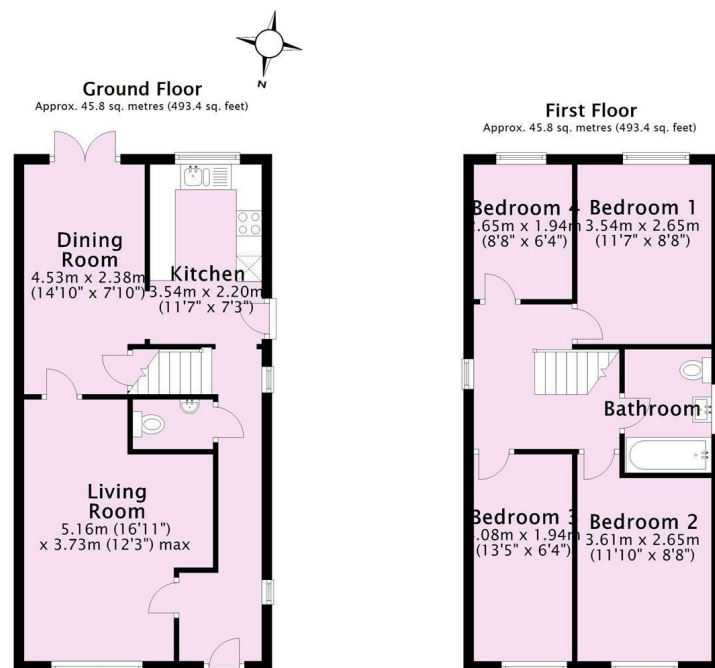


- 4 Bedroom Detached House
- Kitchen. Dining Room
- Living Room
- Modern House Bathroom
- Garage + Off Road Parking
- Southerly Facing Private Gardens
- Fulford School Catchment
- Well Regarded Primary School
- Call Hudson Moody to View

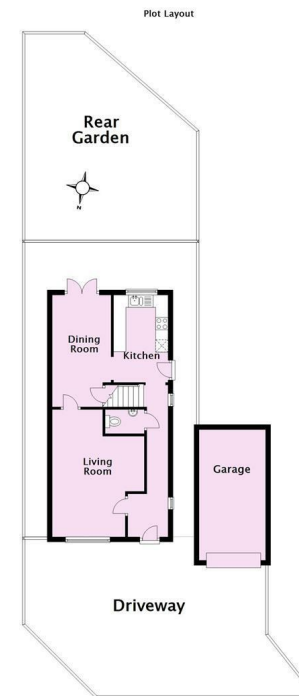
Offers Over £300,000

Tenure: Freehold

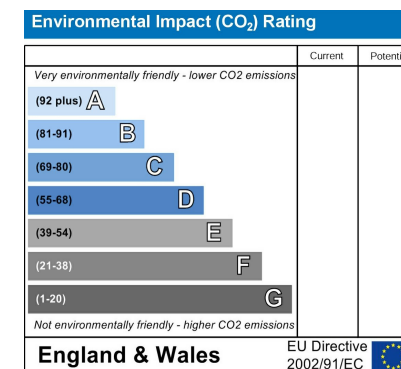
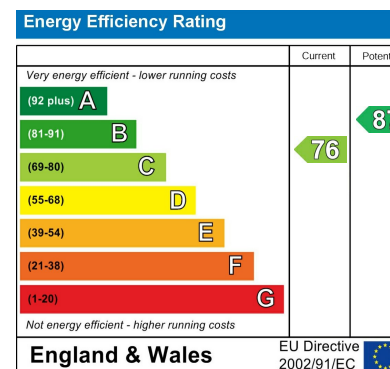




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- Any areas, measurements, floor plans or distances referred to are given as a guide only and are not precise.
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