



HUDSON  
MOODY

Diomed, 10 Main Street, Wilberfoss, York YO41 5NP





A well presented property offering well proportioned rooms; constructed in 2005; located a short stroll from the centre of the well regarded village of Wilberfoss.

Accommodation comprises: Entrance Hall -- Living Room -- Family/Dining Room -- Kitchen Breakfast Room -- Utility -- WC -- Office/Bedroom 4. 1st Floor: 3 Double Bedrooms -- En-Suite Shower Room -- House Bathroom.

Outside: the property is approached from Middle street with 5 bar timber gate entering into a block paved driveway providing off road parking provision for 2 vehicles; leading up to an integral garage. The main southerly facing garden lies to the front of the property; predominantly lawned with iron gate and paved pathway leading to the front entrance. To the rear is a small paved patio with access both from the utility and pathway running adjacent to the side of the garage.

In summary: a versatile and well proportioned property likely to appeal to a wide variety of buyers.



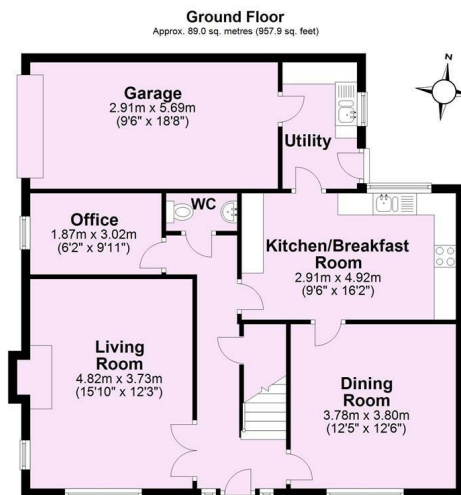


- 3 Double Bedrooms
- 2 Reception Rooms. Office
- Kitchen. Utility. Cloaks.
- En-Suite + House Bathroom
- Garage + Off Road Parking
- Front Garden + Patio
- No Onward Chain
- Well Regarded Primary School
- EPC: C
- Call Hudson Moody to View

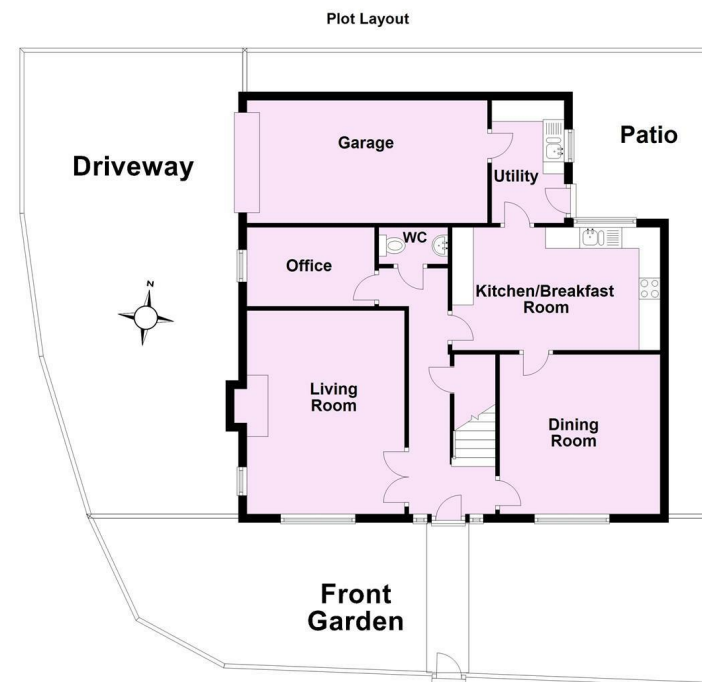
**Guide Price £385,000**

Tenure: Freehold

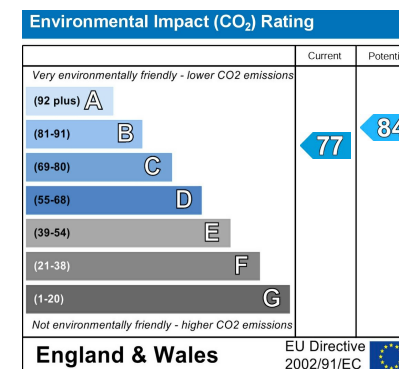
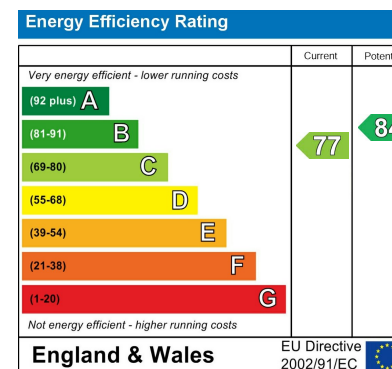




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Plan produced using PlanUp.



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- We have not tested any services, appliances, equipment or facilities and nothing in these particulars should be deemed to be a statement that they are in good working order, or that the property is in good structural condition or otherwise.
- Any areas, measurements, floor plans or distances referred to are given as a guide only and are not precise.
- Purchasers must satisfy themselves by inspection or by otherwise regarding the items mentioned above and as to the correctness of each of the statements contained in these particulars.
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