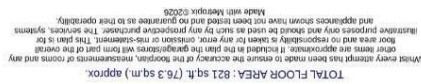


- Sails Drive
Hull Road, York
YO10 3LR



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Offers Around £385,000

 3  2

Located in the popular area of Heslington, to the south-east of York, this modern semi-detached house occupies a quiet position at the head of a cul-de-sac, offering spacious and well-laid-out accommodation. With three bedrooms, a driveway, single garage, and a recently landscaped rear garden, the property is ideally suited to families or first-time buyers and benefits from easy access to the University of York, the outer ring road, and York city centre.

The property is entered into a reception vestibule, which provides access to a ground floor W.C. and the staircase to the first floor. From here is a bright and airy living/dining room, featuring wide front-facing windows overlooking the communal green and engineered oak flooring that continues through much of the ground floor. An opening leads through to the kitchen, which is fitted with shaker-style units, white quartz worktops and a Belfast sink. Integrated appliances include an oven with gas hob and extractor, an American-style fridge freezer, washing machine, and a central island. A half-glazed door provides access to the rear garden.

On the first floor, the master bedroom benefits from a contemporary en-suite shower room, while a second double bedroom and a single bedroom, ideal as a nursery or home office, are served by the family bathroom, which features a modern white suite, a deep freestanding bath, and underfloor heating.

Externally, the property offers a driveway for off-street parking and access to the single garage. The attractive rear garden is mainly laid to lawn and complemented by newly established flower beds with a private setting to the rear.

Offered with no onward chain, early viewing is highly recommended.

* Please note a selection of rooms have been dressed using AI for illustrative purposes.*

