



Abbey Court
, York
YO31 1AA

£550,000



Tucked away within a quiet cul-de-sac just off Stockton Lane, one of York's most sought-after residential areas, this superb four double bedroom detached home is ideally positioned for easy access to Vanguard and Monks Cross retail parks. Nearby amenities, well-regarded schools and excellent transport links to York city centre and the railway station make it a fantastic choice for large families, professional couples and those seeking spacious, versatile living.

Beautifully presented throughout, the property has been thoughtfully designed for modern family life, offering generous proportions and flexible accommodation across two floors. At the heart of the home is a stunning open-plan kitchen, dining and living space, a bright, sociable setting for everyday living and entertaining, with bifold doors opening directly onto the garden and decking area for seamless indoor-outdoor living through the warmer months.

The kitchen itself features an array of contemporary base units and an island breakfast bar, offering ample workspace and storage, while the open-plan layout leaves plenty of room for both dining and relaxing. A separate utility room and ground floor WC add further practicality, while a spacious fourth double bedroom with en suite provides versatile accommodation ideal for guests, multi-generational living, a home office or additional reception space.

Three further generous double bedrooms occupy the first floor. The principal bedroom, with a striking feature window, benefits from its own en suite shower room, while the remaining bedrooms are served by a spacious, modern family bathroom.

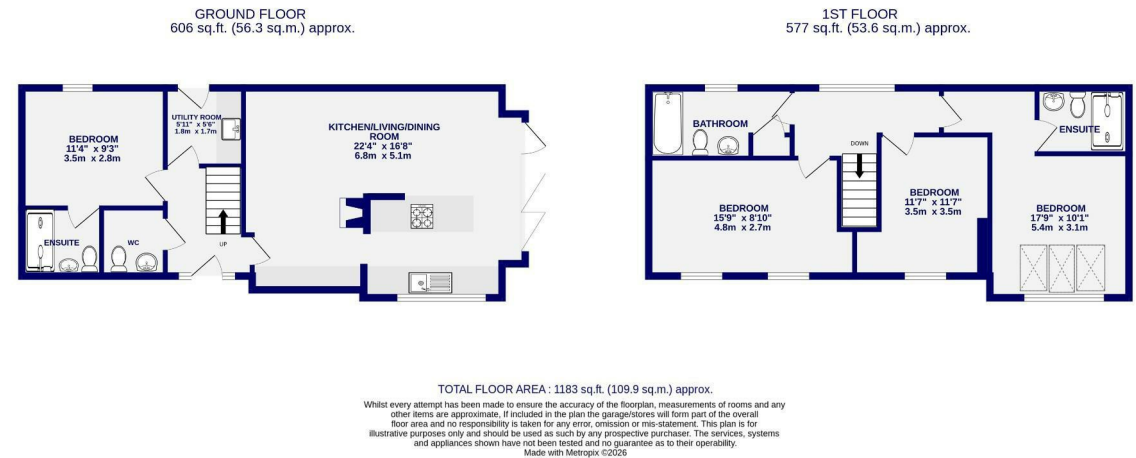




Abbey Court , York YO31 1AA

Freehold
Council Tax Band - F

- No Onward Chain & Ready To Move Into
- Easy Access To York City Centre & Local Amenities
- Stunning Open Plan Kitchen Living Space
- Superb Four Double Bedroom Detached Home
- Quiet Cul De Sac Off Stockton Lane
- Bi-Fold Doors To Private Rear Garden
- Versatile Fourth Bedroom With Ensuite
- Driveway Parking For Multiple Vehicles
- Highly Sought After York Location
- EPC B



Important notice: In accordance with the Property Misdescription Act (1991) we have prepared these sales particulars as a general guide to give a broad description of the property. They are not intended to constitute parts of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.