



21 Abbots Mews

Staynor Hall, Selby, YO8 8RS

Offers In The Region Of £225,500

****CHAIN FREE TOWN HOUSE ****

10 minute walk to Selby Train station giving access to Hull, Leeds, York and direct trains to London's Kings Cross, excellent road access to the M62 and A1.

Semi-detached town house located on the sought after 'Staynor Hall' development. This modern town house boasts a well-designed layout, featuring one inviting reception room on the first floor that serves as the perfect space for your corner sofa, Netflix and chill!

With three spacious bedrooms, this property is ideal for families or those seeking extra room for guests or a home office.

The house includes two well-appointed bathrooms, ensuring convenience for all. The property is also equipped with a driveway that provides off road parking - a valuable feature in today's busy world.

Situated close to Marks and Spencer at the Three Lakes shopping centre, you will find additional stores and amenities just a short stroll away (including gym, fast food and retail outlets), making daily errands a breeze. Additionally, the easy access to the Selby By-Pass allows for quick travel to surrounding areas, enhancing the appeal of this location for commuters. The nearby Staynor Hall Primary School is rated as 'Good' by OFSTED.

This property is currently vacant and ready for its new owner, offering a seamless transition into your new home. With its modern design and practical features, this house is a wonderful opportunity for anyone looking to settle in a vibrant community. Don't miss the chance to make this lovely home your own.

- **** CHAIN FREE ****
- Edge of Development Location
- Integral Garage and Driveway
- Modern 3 Storey Barratt Homes Construction
- Gas Central Heating and Neutral Decor
- Lovely Rear Garden
- 3 Bedrooms and 2 Bathrooms
- Popular Staynor Hall Development
- Great Local Amenities & Schools
- 10 Minute Walk to Town!



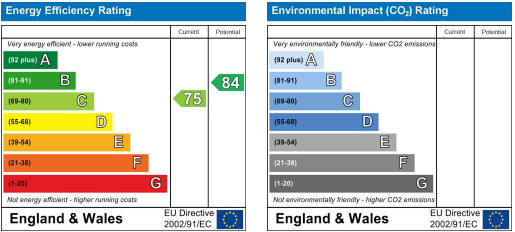
Floor Plan



Area Map



Energy Efficiency Graph



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