



Warwick Close, Sheriff Hutton, York Guide Price £400,000

**** NO ONWARD CHAIN ****

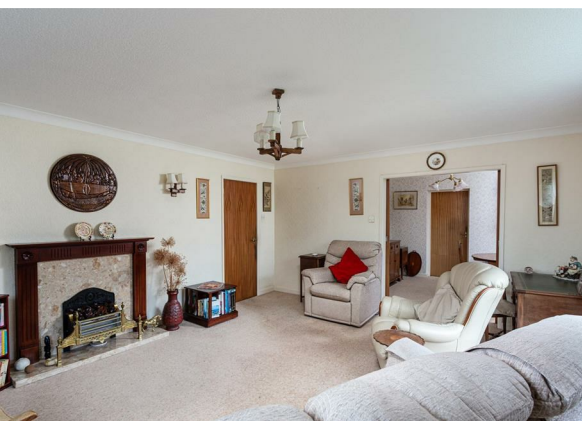
Nestled in the charming village of Sheriff Hutton, York, this delightful detached house on Warwick Close offers huge potential for further improvement, presenting an excellent opportunity to create a superb family home.



Accommodation

Inside, you will find a generous sized kitchen and a further three spacious reception rooms that provide ample space for relaxation and entertaining. These versatile areas can be tailored to suit your lifestyle, whether you envision a cosy family lounge or a sophisticated dining room for hosting guests.

The natural light that floods through the windows creates a warm and welcoming atmosphere throughout the home.



The property boasts three well-proportioned bedrooms, with additional eaves space offering potential to add an en suite and walk-in wardrobe to two of the bedrooms.

These rooms are perfect for families, guests, or even a home office, providing flexibility to meet your needs.

The bathroom is conveniently located and features modern fittings, ensuring comfort and convenience for all.



To The Outside

The property enjoys an idyllic setting with generous wraparound gardens, providing a high degree of privacy and views of the castle.

The property also benefits from an integral garage with electric door, light and power, and ample off street parking.

Location

The surrounding area of Sheriff Hutton is known for its picturesque scenery and community spirit, making it an ideal location for families and individuals alike. With local amenities and beautiful countryside nearby, you will enjoy a tranquil lifestyle while still being within easy reach of York, Malton and Easingwold.



This detached house on Warwick Close is a wonderful opportunity for those seeking a charming home in a desirable location. Don't miss your chance to make this lovely property your own.

Property Information

Tenure: Freehold

Services/Utilities: Oil Fired Central Heating, Electricity, Water and Sewerage are understood to be connected

Broadband: Full Fibre Broadband available*

EPC Rating: D

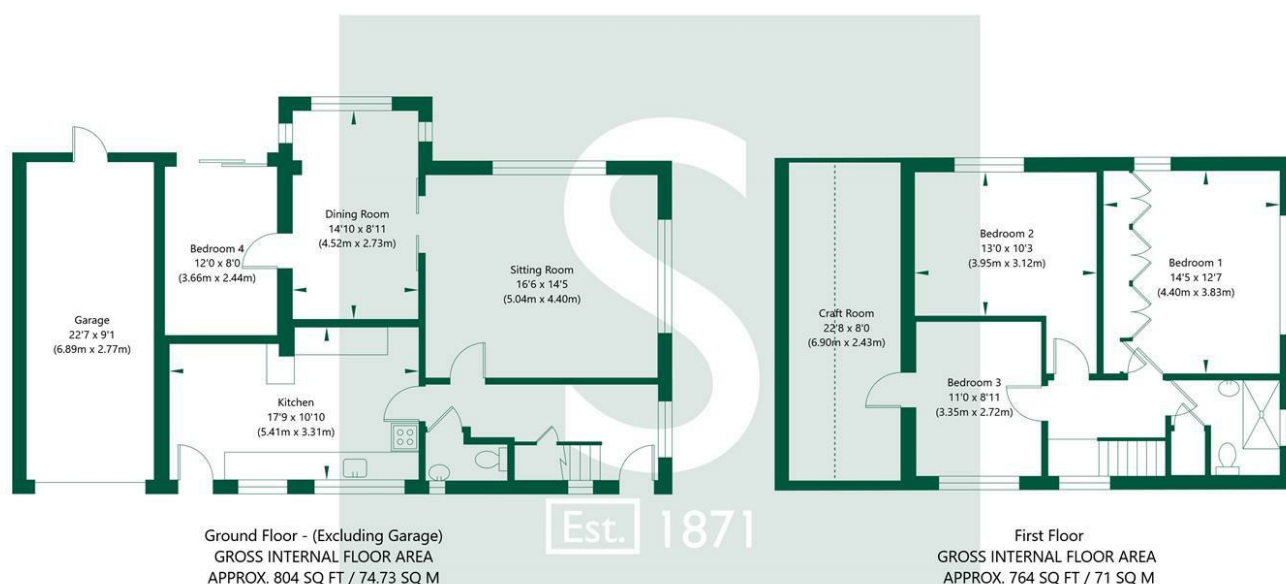
Council Tax: E- NYCC

Current Planning Permission: No current valid planning permissions

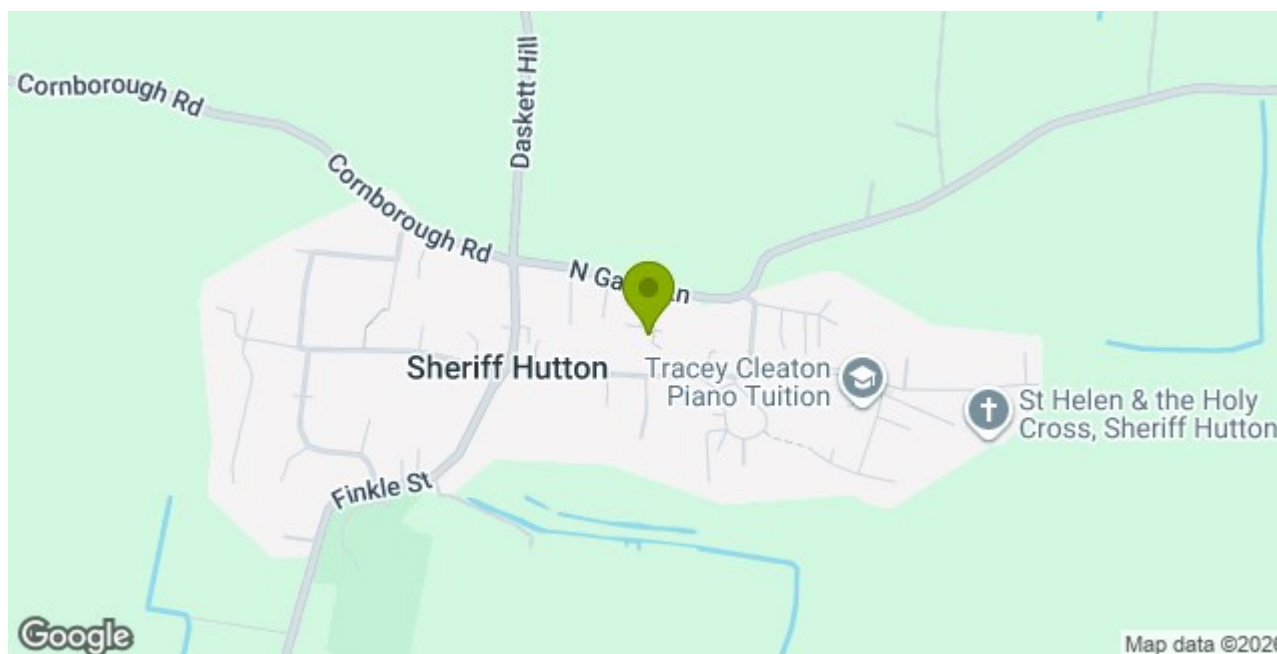
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Warwick Close, Sheriff Hutton, York, YO60 6QW



NOT TO SCALE - FOR ILLUSTRATIVE PURPOSES ONLY
APPROXIMATE GROSS INTERNAL FLOOR AREA 1568 SQ FT / 145.73 SQ M - (Excluding Garage)
All measurements and fixtures including doors and windows are approximate and should be independently verified.
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