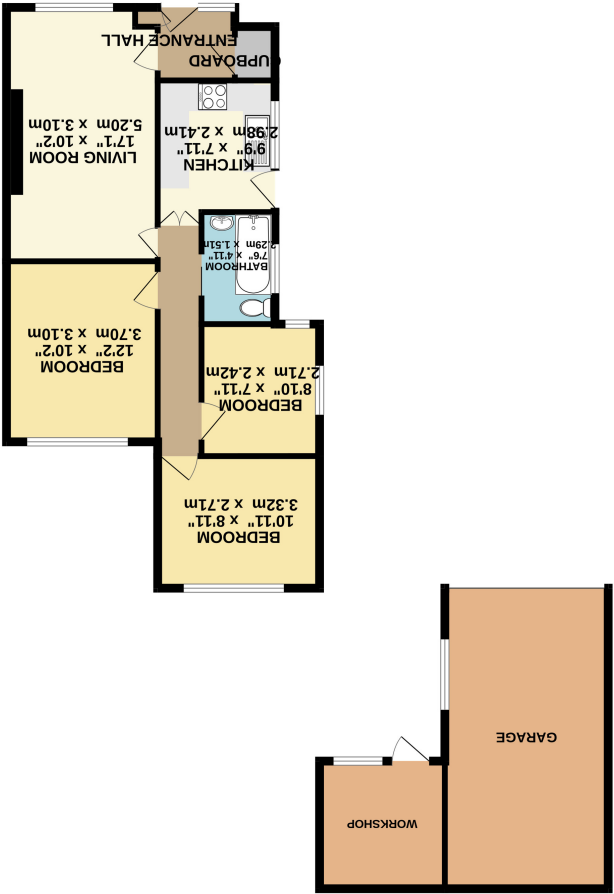


While every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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3 Hill View, York YO31 1HZ

Available with no onward chain and located in a desirable area just off Stockton Lane, this extended semi detached bungalow presents an exciting opportunity for buyers looking to personalise a home to their own taste. Inside, the accommodation begins with an entrance hall with useful built-in storage. A spacious lounge with feature fireplace, kitchen with space for appliances, a three piece bathroom and three good sized bedrooms to the rear complete the internal layout. Externally the property benefits from a low maintenance rear garden and an extended garage with a workshop, offering great potential for conversion into a utility area or office space.

To the front, a further lawned garden sits alongside off-street parking on the driveway, which extends along the side of the home. Enjoying a tucked away position at the end of a peaceful cul-de-sac, with a small green to the front, this property is a fantastic prospect for anyone seeking a spacious bungalow in a desirable setting. Early viewing is strongly encouraged.

- No Onward Chain
- Extended Semi Detached Bungalow
- Three Bedrooms
- Detached Garage
- Workshop / Store
- Driveway
- Potential to Improve
- Desirable Location

Travelling from Heworth roundabout out of York. Take the turning onto Stockton Lane and continue. Turn right on to Beans Way and then right on to Hill View. Fork to the right and the property is located on the right hand side and can be identified by our For Sale sign.

Stockton Lane situated on the outskirts of York and being accessible for the Centre and A64 that in turn leads to the motorway network. Local shops can be found nearby in Heworth that offers a range of local shops to include Morrisons Daily and Deli. A wider range of facilities can be found at the Monks Cross Retail Park, Vangarde and in the City Centre. There are bus routes into the centre and a local primary school.

