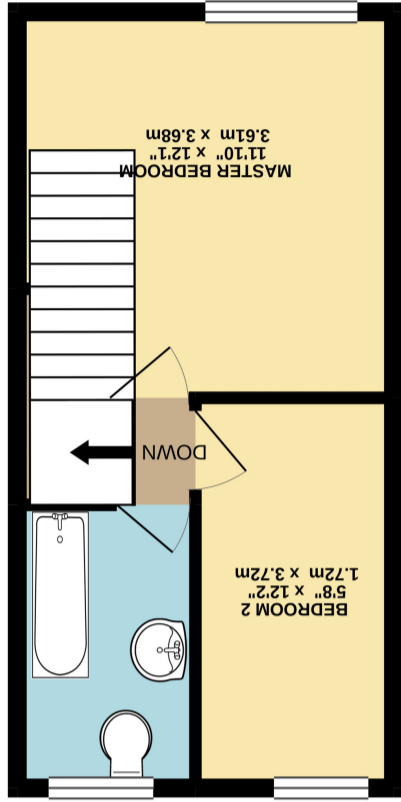
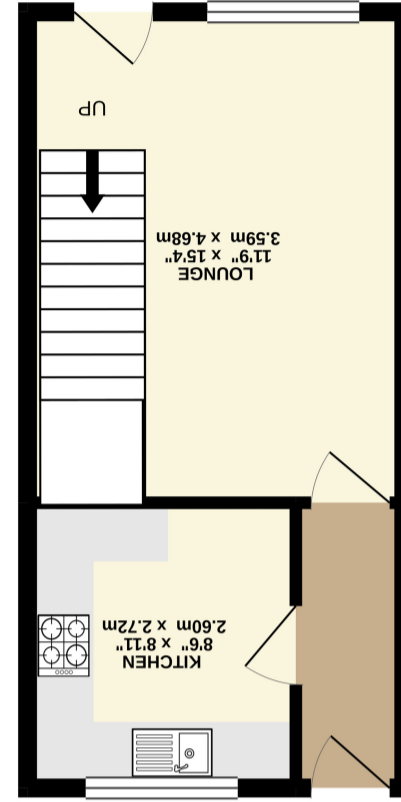


What every agent has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and other items are approximate and no responsibility is taken for any errors or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with Metrelogix ©2021

TOTAL FLOOR AREA: 572 sq.ft. (53.1 sq.m.) approx.



1ST FLOOR  
286 sq.ft. (26.6 sq.m.) approx.



GROUND FLOOR  
286 sq.ft. (26.6 sq.m.) approx.





## Aldborough Way, YORK YO26 4UX

Offered for sale with the benefit of no onward chain is this spacious two bedroom town house located within walking distance to York city centre. Boasting an entrance hall, well equipped kitchen, large living / dining room with door leading out to the rear garden, two good sized bedrooms and a modern three piece house bathroom. Externally the properties benefits from a front garden, garage and an enclosed low maintenance rear garden. This property has been a successful rental for many years but will also suit first time buyers or those wanting a second home close to the city and train station. Early viewing is highly recommended.

- Two Bedrooms
- Modern bathroom
- Enclosed Rear Garden
- Garage
- Local Amenities Nearby
- No Onward Chain
- Large Living Room
- Close to York City Centre and Train Station

Leave York city centre via Leeman Road. Once you have gone under the railway bridge turn immediately right and then right again on to Aldborough Way. Follow the road and the property can be seen on the right hand side, identified by out "for sale" sign.

Ideal for access into York City Centre, Ring road and in turn the motorways plus the Railway Station and University. Local convenience stores can be found in the immediate area and riverside walks.

