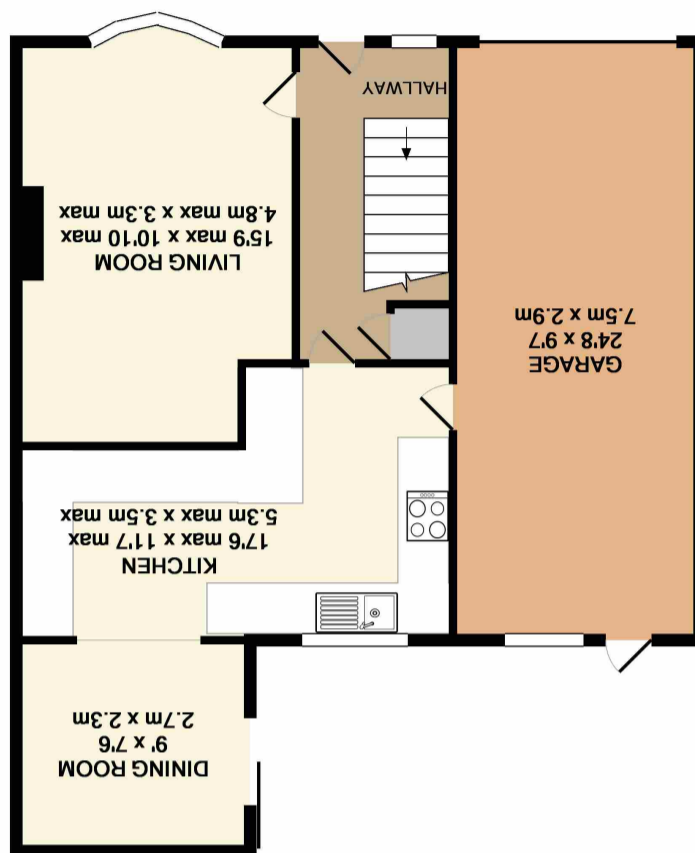


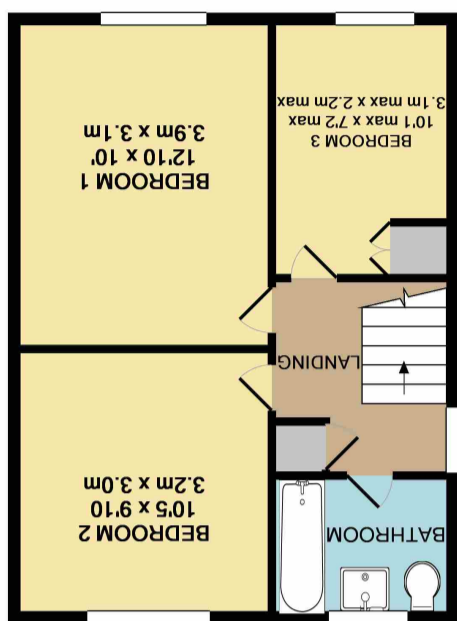
Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used 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.

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GROUND FLOOR  
APPROX. FLOOR  
AREA 691 SQ.FT.  
(64.2 SQ.M.)



1ST FLOOR  
APPROX. FLOOR  
AREA 396 SQ.FT.  
(36.8 SQ.M.)



## New Lane, Huntington YORK YO32 9LY

Offered for sale with the benefit of no onward chain is this well presented three bedroom semi detached home located in the highly desirable area of Huntington. Boasting an entrance hall, spacious lounge with bright bay window and a kitchen which leads through to the extended dining room which has patio doors leading out to the rear garden. To the first floor are three good sized bedrooms and a three piece house bathroom.

Externally the property benefits from a large driveway and garage for ample off street parking and an enclosed south west facing rear garden with a shed for extra storage. Located within walking distance to Vangarde and Monks Cross retail parks and with good schools and road networks, this property is likely to receive high interest levels and therefore early viewing is highly recommended.

- Ideal Location
- Nicely Presented
- Rear Garden
- Ample off Street Parking
- Garage
- Local Amenities Nearby
- Set back From Main Road
- No Onward Chain

Travelling on New Lane from Malton Road. Turn left onto Anthea Drive and immediately left which leads to the property. The property will be seen on the right hand side and can be identified by our for sale sign.

Huntington is ideal for the commuters travelling to York and also the A1237 leading to the A59 or A64. Huntington has a primary school and also Huntington Secondary a reputable school in the area. For shopping Monks Cross and Vangarde Retail Parks are in the vicinity with various shops and supermarkets.

