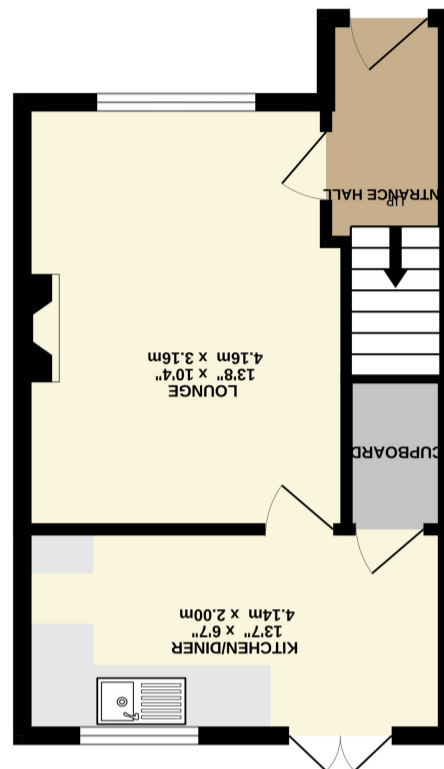


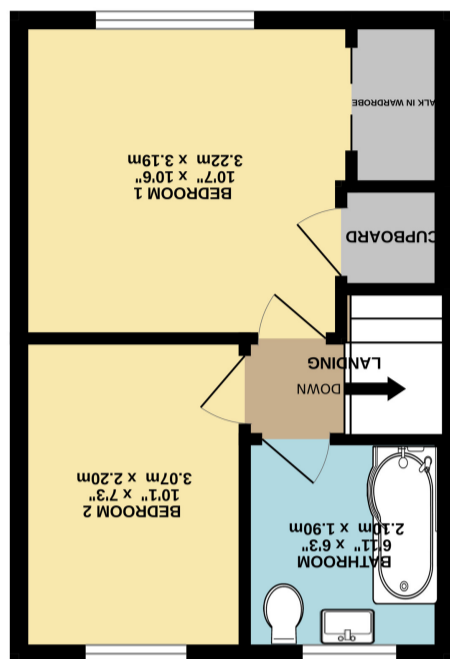
What every attempt has been made to ensure the accuracy of the footprint contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as 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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TOTAL FLOOR AREA: 557 sq.ft. (51.8 sq.m.) approx.



GROUND FLOOR (26.2 sq.m.) approx.



1ST FLOOR (25.5 sq.m.) approx.



Kingsland Terrace, York YO26 4XL

Located in the popular Leeman Road area is this modern terraced house complete with off street parking and an enclosed rear garden. Briefly comprising, entrance hall, spacious lounge with feature fire, dining kitchen with ample storage, two good sized bedrooms one of which with the huge benefit of a walk in wardrobe and a modern three piece bathroom. To the rear of the property is a low maintenance rear garden with patio area perfect for entertaining. The property comes with a separate driveway for off street parking.

This is the perfect first time buyer / investment property and viewing is highly recommended.

- Modern Terraced House
- Spacious Lounge
- Walk In Wardrobe
- Desirable Location
- Modern Bathroom
- Enclosed Rear Garden
- Off Street Parking
- Walking Distance 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. Take the first left onto Brunel Court and the driveway is at the end of that road on the right. The property can be identified by our 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.

