



£475,000 Offers Over

Aspin Oval, Knaresborough

Semi-Detached House | 4 Bedrooms | 2 Bathrooms

01423 276100

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# Step Inside

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## Property Description

**\*\* BEST AND FINAL OFFERS BY WEDNESDAY 12TH MARCH 12 NOON\*\***

A well presented four bedroom semi detached property occupying an delightful plot with enclosed gardens, detached double garage and driveway, situated in this desirable Crag Top position.

## Main Particulars

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A well presented four bedroom semi detached property occupying an delightful plot with enclosed gardens, detached double garage and driveway, situated in this desirable Crag Top position.

This spacious home offers flexible accommodation arranged over two floors and comprises; entrance hall, bay fronted sitting room, modern open plan dining kitchen with breakfast bar leading through to a sunroom with rear access door out to an enclosed garden. The accommodation further comprises an inner hallway with useful storage cupboard and stairs to a first floor bedroom with open views, three ground floor double bedrooms, the master having an ensuite shower room and a stylish bathroom with walk in shower, separate bath, vanity unit and feature window.

Outside a resin driveway provides off street parking and leads to a detached double garage with electric door, power and lighting. To the side an enclosed garden with raised flower bed and leads to a wonderful southwest facing rear garden with shaped lawn, paved seating areas, maturing borders and shrubs enclosed by stone walls to perimeters and access gate to the crag top walkways.

The property is conveniently positioned and is within easy access of the town centre shopping, recreational and schooling facilities offered within this popular market town which has a railway station with mainline links. The southern bypass and the A1/M are also convenient and provide access to the principle commercial centres of North and West Yorkshire.

Council Tax Band: D

Tenure: Freehold





Approx Gross Internal Area  
152 sq m / 1629 sq ft



Ground Floor  
Approx 128 sq m / 1344 sq ft

Denotes head height below 1.5m

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and

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