



MOORGARTH AVENUE, YORK
Guide Price £665,000

Carter Jonas

MOORGARTH AVENUE

Situated in the sought-after cul-de-sac just off Tadcaster Road, this beautifully renovated four-bedroom semi-detached home offers stylish and spacious accommodation within easy reach of York city centre, the railway station and excellent local amenities. Occupying an enviable position in the highly desirable cul-de-sac just off the ever-popular Tadcaster Road, this beautifully renovated four-bedroom extended semi-detached home offers an exceptional blend of contemporary style, generous living space, and convenient city living.

Recently modernised to an outstanding standard throughout, the property has been thoughtfully redesigned to create a superb family home. The welcoming entrance hall leads through to a bright and spacious living room, seamlessly connecting to the stunning open-plan kitchen and dining area. There is also a ground floor wc and ample cloakroom space.

Designed with both entertaining and everyday living in mind, this impressive space features bespoke Tom Howley cabinetry, high-quality integrated appliances, stylish work surfaces, space for an American-style fridge freezer and a useful utility room. There is a charming log-burning stove incorporated within the dining room space. Bi-fold doors open directly onto the south-facing rear garden, allowing natural light to flood the space while creating a wonderful indoor-outdoor lifestyle.

To the first floor are three well-proportioned bedrooms, all served by a contemporary shower room finished to a high standard.

The second floor is dedicated to an outstanding principal suite, offering a luxurious retreat complete with a Juliet balcony, elegant freestanding bath, stylish wash basin, and a beautifully appointed en-suite shower room.

Externally, the property continues to impress with a private south-facing walled garden, predominantly laid with astro-turf lawn and ideal for relaxing or entertaining, patio seating area and useful storage space. To the front, a driveway provides convenient off-street parking.

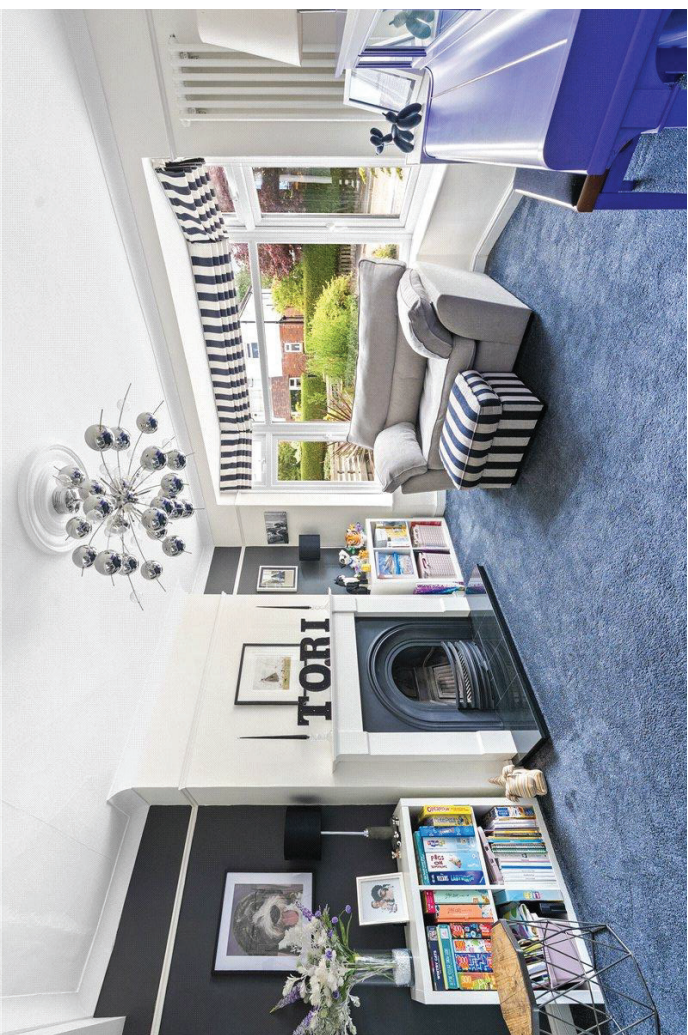
TENURE Freehold

LOCAL AUTHORITY North Yorkshire Council

EPC BAND C

SITUATED IN THE SOUGHT-AFTER CUL-DE-SAC JUST OFF TADCASTER ROAD, THIS BEAUTIFULLY RENOVATED FOUR-BEDROOM SEMI-DETACHED HOME OFFERS STYLISH AND SPACIOUS ACCOMMODATION WITHIN EASY REACH OF YORK CITY







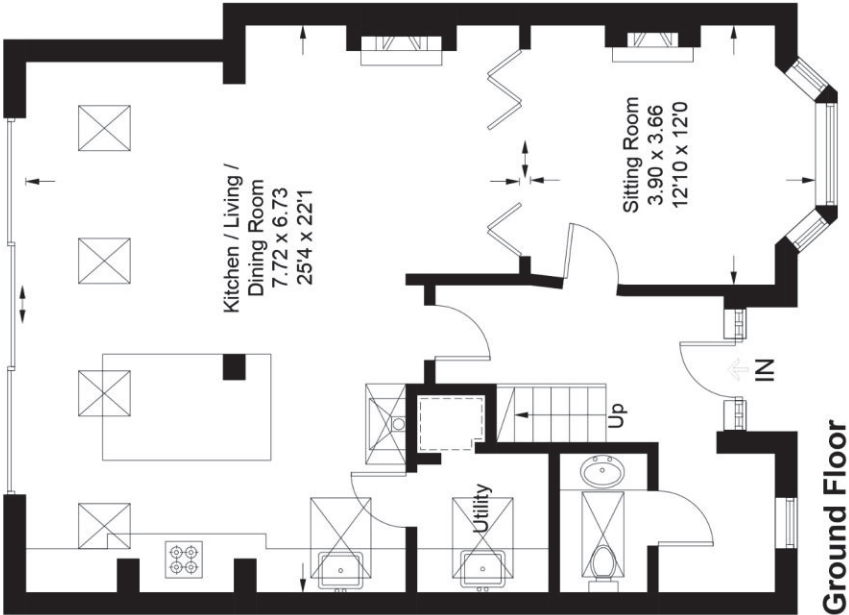
Moorgarth Avenue, York, YO24

Approximate Gross Internal Area

Main House = 144.6 sq m / 1556 sq ft

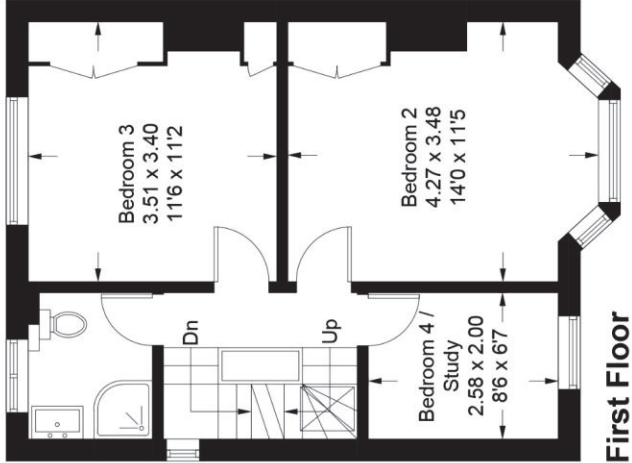
Limited Use Area = 4.8 sq m / 52 sq ft

Total = 149.4 sq m / 1608 sq ft

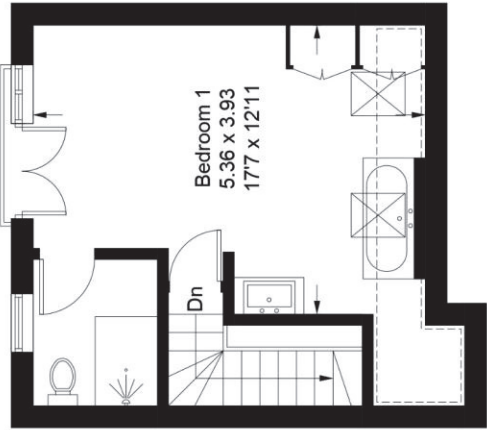


Ground Floor

 = Reduced headroom below 1.5m / 5'0"



First Floor



Second Floor

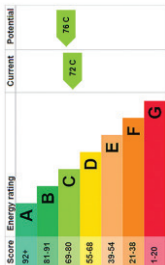


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York 01904 558200

york.resales@carterjonas.co.uk

82 Micklegate, York, YO1 6LF

carterjonas.co.uk

Offices throughout the UK

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