



8 School Lane, Bishopthorpe , Bishopthorpe, YO23 2RE

This beautiful cottage is well presented throughout and ready for new owners to move straight in and enjoy. Situated on School Lane, in the popular village of Bishopthorpe, this deceptively spacious property provides a delightful space to relax and unwind. The whole property has undergone a series of upgrades and improvement and no detail has been left untouched. The property is full of character and beautiful original features.

The main living room is spacious and bright offering stylish wooden flooring, a stunning feature fireplace and light which fills the room from multiple angles. The L-shaped kitchen/diner is tastefully designed to match the period of the property. High quality appliances are integrated and there is a door leading to a downstairs W/C. The first floor provides two bedrooms continuing the theme of tasteful décor throughout. The family bathroom offers a white three piece suite with shower over bath and there is additional space in the hallway for a work station or study spot. To the rear of the property is a fully enclosed and low maintenance courtyard which provides a peaceful retreat.

Bishopthorpe is 2 miles from York City Centre and offers three award winning pubs as well as a social club, multiple hair salons, a Co-Op, riverside restaurants, tennis, football and cricket club and much more which

£325,000

8 School Lane, Bishopthorpe

, Bishopthorpe, YO23 2RE



- Period Cottage
- Two Bedrooms
- Desirable Location of Bishopthorpe
- Quiet Cul-De-Sac
- Immaculate Condition
- Off Street Parking

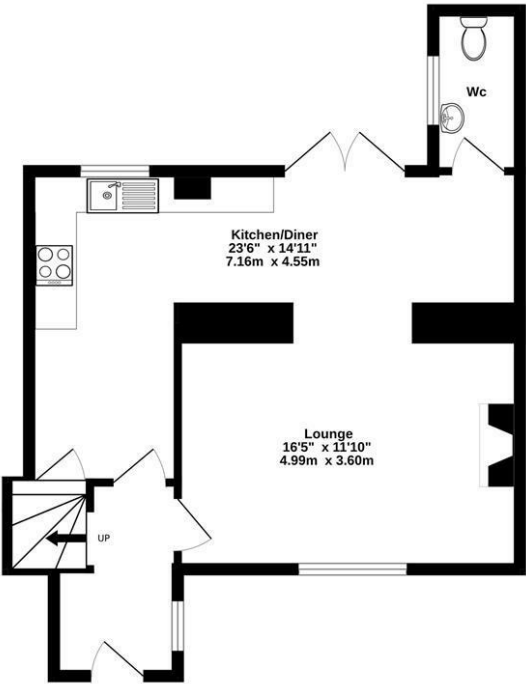


Directions

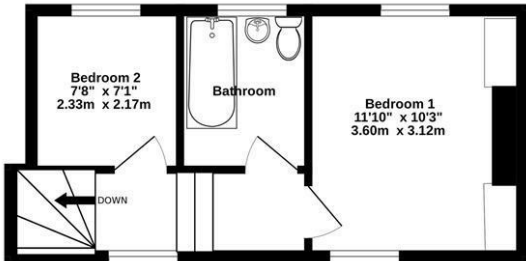


Floor Plan

GROUND FLOOR
506 sq.ft. (47.0 sq.m.) approx.



1ST FLOOR
276 sq.ft. (25.6 sq.m.) approx.



TOTAL FLOOR AREA : 782 sq.ft. (72.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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| Energy Efficiency Rating | | |
|---|---------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales | | |
| EU Directive 2002/91/EC | | |