



CHARMING PERIOD HOME

34 SCARCROFT ROAD, YORK, YO23 1NF

Freehold



Lounge • dining room • breakfast room • kitchen • 4 bedrooms • bathroom • garden

Local information

Bishopthorpe Road was short-listed for the 'Great British High Street of the Year' Awards in 2014 and won the 'Great British High Street of the Year' award in 2015. It was voted by The Times as "one of the UK's coolest places to live" and has its own dedicated website, www.bishyroad.net

Bishopthorpe Road is a very popular residential area, accessible to the city centre, but with its own, well known parade of independent shops, café-delis and restaurants which hosts regular events and festivals.

The location also enjoys excellent pedestrian access to some of York's prettiest green areas including the Knavesmire, Rowntree Park, Millennium Bridge and walks along the River Ouse.

Conveniently located for the York railway station which offers regular services to major cities including Manchester, Edinburgh and London with some journeys taking less than 2 hours to Kings Cross and access along Tadcaster Road for onward travel to A64 and A1(M).

About this property

This charming house has been in the same ownership for many years and has been a superb family home and would now benefit from modernisation offering the opportunity to create one fabulous family home.

Arranged over three floors the

property offers flexible and well proportioned accommodation throughout. The ground floor includes a living room, dining room, kitchen and breakfast room with a door leading onto the courtyard garden, ideal for entertaining or family living.

The first and second floors include four excellent bedrooms. There is the potential to make the second floor area larger with dormer windows as neighbouring properties have done, subject to all the necessary consents.

The house has one of the largest garden plots on this smart row of Victorian townhouse on Scarcroft Road.

Services
Mains water, electric, gas and drainage

Tenure

Freehold

EPC rating = E

Viewing

Strictly by appointment with Savills





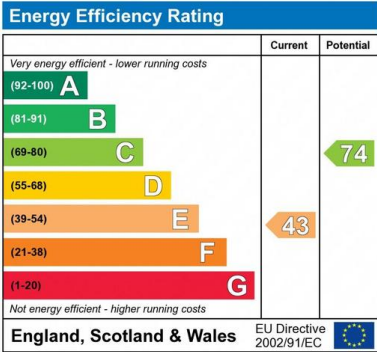
34 Scarcroft Road

Gross internal area (approx) 185.12 sq m / 1992.61 sq ft

Total 185.12 sq m / 1992.61 sq ft



For illustrative purposes only. Not to scale. Whilst every attempt was made to ensure the accuracy of the floor plan, all measurements are approximate and no responsibility is taken for any error.



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