

5 Eleanor Mews, York, YO24 4JP

Guide price £350,000

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PRIME RESIDENTIAL









5 Eleanor Mews

NEWLY COMPLETED AND JUST RELEASED FOR SALE, THE LAST REMAINING HOUSE IN THIS SELECT DEVELOPMENT OF JUST 6 QUALITY HOMES.

Brand new 3 bedroom home providing versatile and generous accommodation with a delightful south facing garden and private parking. Ideally positioned close to the railway station and Westbank Park.

Accommodation comprises:-
Kitchen, Sitting room with French doors to garden, WC/cloakroom, 3 generous double bedrooms, stylish family bathroom with shower over.

Landscaped gardens to front and rear, private parking for 2 cars

DESCRIPTION

Newly completed, this brand new house is one of just 6 high quality townhouses on this select development. Just released for sale, it is the last property available on this prestigious row. Eleanor Mews enjoys a highly convenient position close to the railway station and all the amenities within the city centre, yet is just a short walk from the delightfully green open spaces of West Bank Park.
The property has been thoughtfully designed to provide all modern comforts and features generously proportioned rooms teamed with very high quality finishes including solid oak doors throughout and enjoys an enviable position in the centre of the terrace with a landscaped south facing garden and private driveway.

The versatile accommodation is arranged over 3 floors and provides a generous sitting room with French doors leading onto the garden and block paved terrace seating area. The stylish shaker style kitchen features quality fitted appliances including fridge, freezer, dishwasher, oven with induction hob and washer/dryer. The 3 bedrooms are all generous doubles and share a very smart family bathroom with bath and shower over.
The ultimate turnkey properties, Eleanor Mews offer city living at its very best with the added benefit of private parking and sizeable gardens.

Agent's Note:- The images are from plot 4 Eleanor Mews



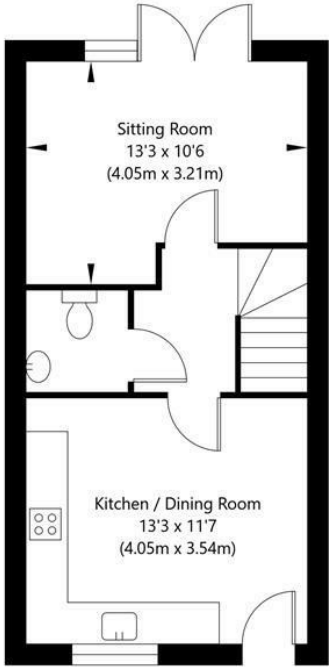




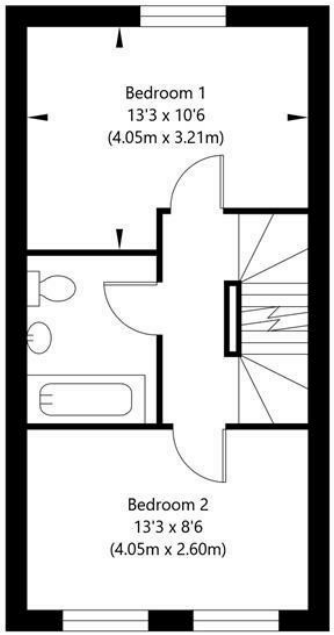
- **Brand new 3 bedroom house by Pilcher Homes with 10 year guarantee**
- **Last remaining property just released for sale in select development of just 6 quality homes**
- **3 generous double bedrooms**
- **Stylish bathroom with contemporary finishes**
- **Quality shaker style kitchen with quartz worktops and Handsgrohe Tap**
- **Impressive eco credentials including an air source heat pump giving an excellent EPC rating of B**
- **Landscaped south facing garden and private driveway with parking for 2 cars**
- **High quality finishes throughout with flooring and white goods included**
- **Close to the railway station, good schools and West Bank Park**
- **Low maintenance, high quality, turnkey property in excess of 1,000 square feet**

Freehold

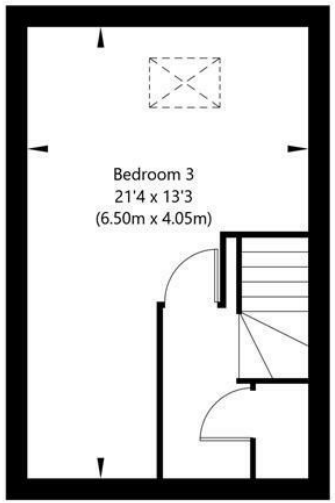
Eleanor Mews, Holgate, York, Plot 4 & 5



Ground Floor
GROSS INTERNAL FLOOR AREA
APPROX. 365 SQ FT / 33.94 SQ M

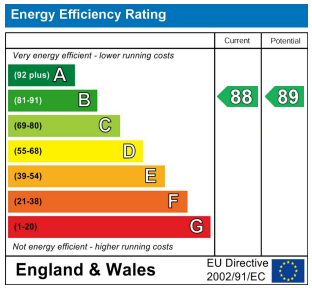


First Floor
GROSS INTERNAL FLOOR AREA
APPROX. 366 SQ FT / 33.98 SQ M



Second Floor
GROSS INTERNAL FLOOR AREA
APPROX. 283 SQ FT / 26.32 SQ M

NOT TO SCALE - FOR ILLUSTRATIVE PURPOSES ONLY
APPROXIMATE GROSS INTERNAL FLOOR AREA 1014 SQ FT / 94.24 SQ M
All measurements and fixtures including doors and windows are approximate and should be independently verified.
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