

90, Postern Close, York, YO23 1JF

Guide price £570,000

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PRIME RESIDENTIAL









90 Postern Close

Delightful modern townhouse overlooking the city walls offering spacious and flexible accommodation in a highly desirable area within walking distance of the city centre and railway station

Superb 3 bedroom townhouse close to York city centre and the railway station, with garage, private parking and balcony.

Accommodation comprises:-

Entrance hall, sitting room, dining kitchen, utility, 3 bedrooms, 2 bathrooms (primary with ensuite), WC,
Balcony, Garage and private off street parking

DESCRIPTION

Built in 1988, Postern Close is an exclusive and hugely popular development ideally situated within walking distance of the city centre, the train station and 'Bishy Road' with its award winning amenities.

This turnkey property is beautifully presented and has been sensitively upgraded throughout, offering spacious and versatile living over 3 floors and views towards the city walls at the front. The property has an impressive facade, and benefits from being end of terrace with accommodation extending to in excess of 1,300 square feet including garage, in addition to which there is private off-street parking.

On the first floor, there is a well-proportioned sitting room with a generous balcony and a cleverly reconfigured kitchen/diner which features stylish modern cabinets, quality integrated appliances and leafy views towards the medievil city walls.

The principal bedroom is to the second floor, an impressive space with a useful range of fitted wardrobes and very smart en-suite. A second bedroom and equally smart house bathroom complete this floor.

To the ground floor there is a WC and a well-equipped utility room providing fantastic storage solutions. The third bedroom could be used as an office or snug if preferred.

Postern Close is ideally situated close to the city centre and Bishopthorpe Road which is a very popular area in its own right, having won the "Great British High Street of the Year" award in 2015, as well as being voted "one of the UK's coolest places to live" by The Times. The area has a well-known parade of independent shops, café-delis, bakeries, supermarkets and restaurants which host regular events and festivals. The green open spaces of Rowntree Park is also close by.

York railway station is less than a mile away and offers regular services to major cities including Manchester, Edinburgh and London with some journeys taking less than two hours to Kings Cross. The A64 ring road is about three miles from the city centre giving access to Leeds, the A1(M) and the wider road network.



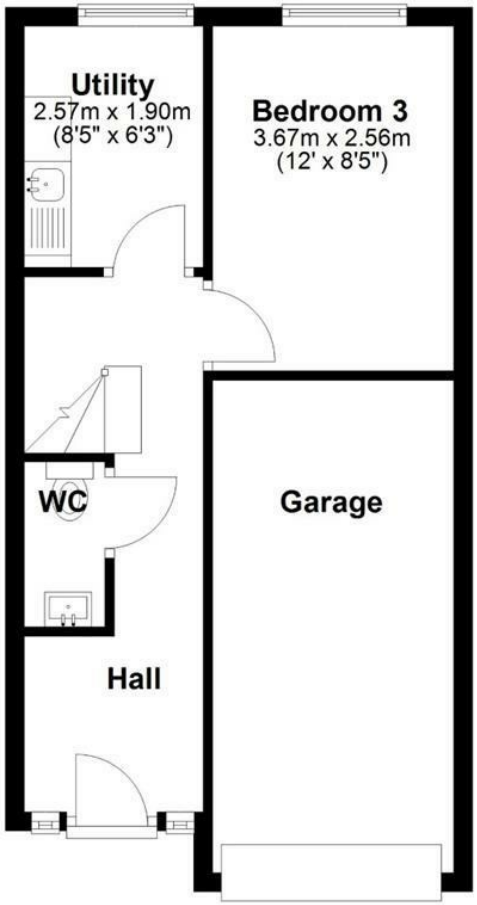
- **Beautifully upgraded townhouse with parking and garage**
- **Bright and spacious first floor sitting room with generous balcony**
- **Versatile living across 3 floors**
- **Contemporary kitchen with quality appliances and dining area**
- **Principal bedroom with stylish en-suite**
- **Downstairs WC and a useful Utility room**
- **Integrated garage with parking**
- **Oak flooring and high end finishes throughout**
- **Walking distance of York city centre and the railway station**
- **Within easy reach of the many artisan amenities of 'Bishy' Road and Rowntree Park**



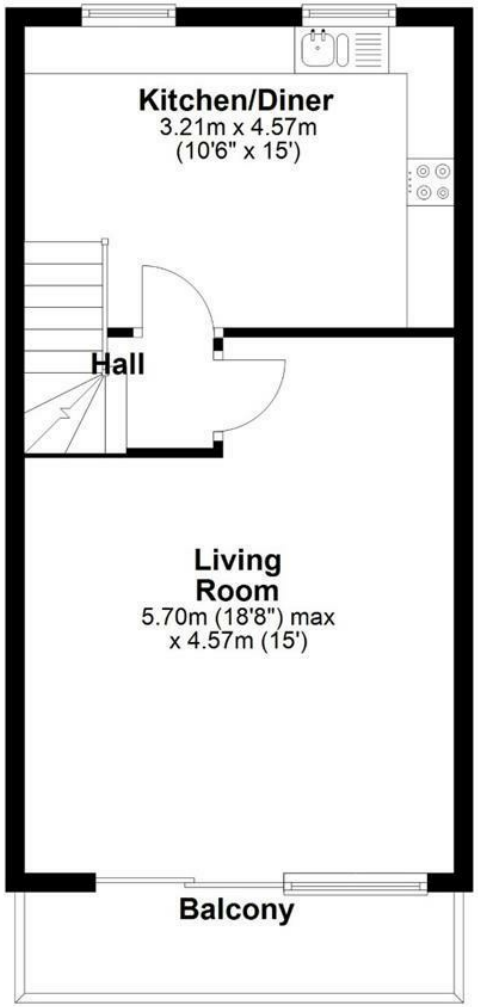


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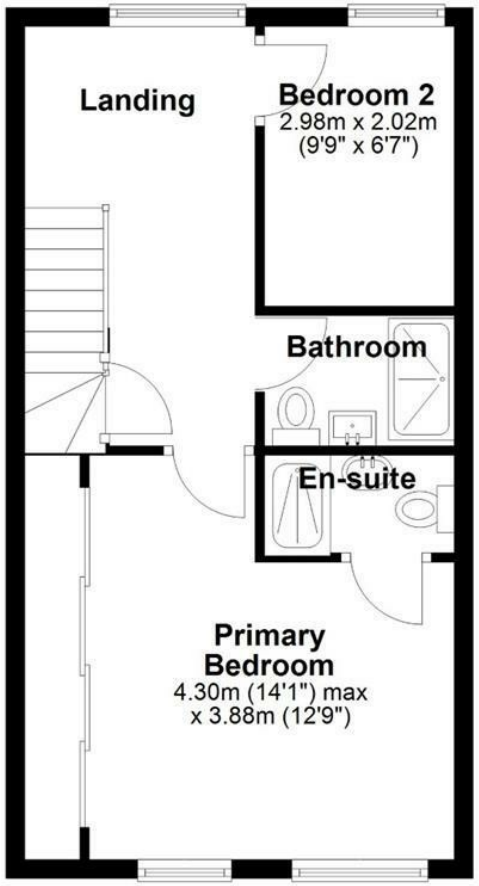
Ground Floor
Approx. 39.8 sq. metres (428.9 sq. feet)

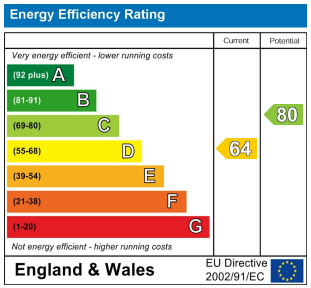


First Floor
Approx. 41.1 sq. metres (442.9 sq. feet)



Second Floor
Approx. 40.5 sq. metres (435.8 sq. feet)





Total area: approx. 121.5 sq. metres (1307.7 sq. feet)

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