



1 CHERRY LANE, TADCASTER ROAD, YORK
£595,000

**Blenkin
& Co**

Carter Jonas

1 CHERRY LANE, YORK, YO24 1QH

1 Cherry Lane occupies a corner plot and is a well-proportioned detached family house situated in the highly regarded residential area of Tadcaster Road.

The house features spacious and flexible accommodation throughout having 2 good sized reception rooms, 4 double bedrooms and a double garage and has potential for updating allowing the potential purchaser to create a lovely house in their own style.

The house is set within a private cul-de-sac with 3 exclusive properties and is approached by a tarmacked driveway leading to a rear garden and double garage. To the front of the house is a large garden with a paved terraced area to the side.

1 Cherry Lane is located approximately 1¾ miles southwest of the City of York, discreetly tucked some 150 metres behind Tadcaster Road, a main arterial route leading from the city towards the A64. Local amenities are within walking distance or a short drive away, and a passing bus service travels between Leeds and York. York College (Ofsted 'Outstanding') lies just half a mile to the south and mainline York railway station about 1¾ miles to the north. Cherry Lane itself has for centuries provided access to the western edge of the Knavesmire. This area, also known as Micklegate Stray, comprises approximately 166 hectares of open green space. It is popular with dog walkers and joggers, and is home to York Racecourse.

TENURE Freehold

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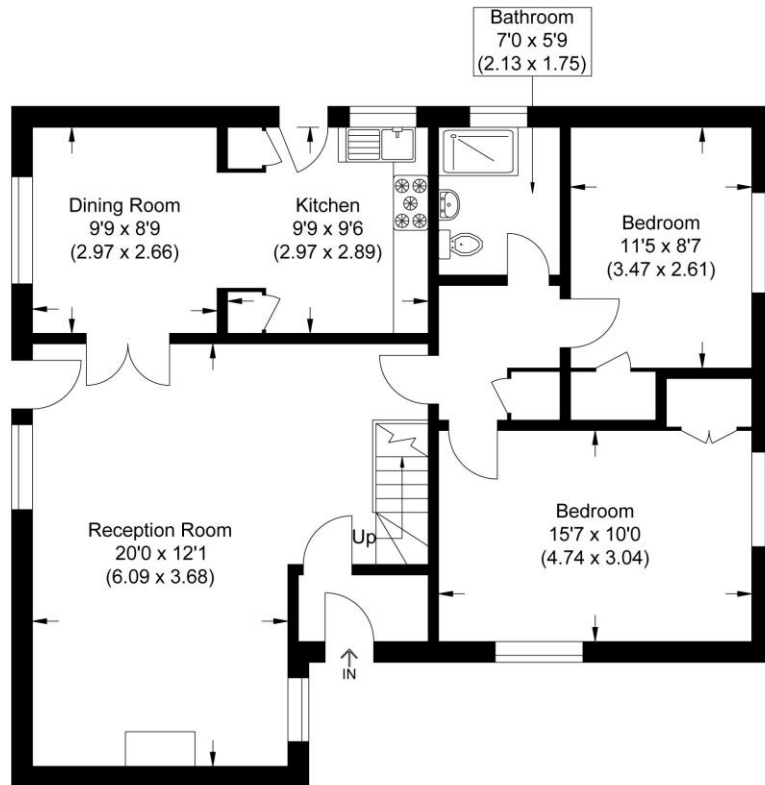
A DETACHED HOUSE SITUATED IN A DESIRABLE PART OF THE CITY JUST OFF TADCASTER ROAD. THE PROPERTY BENEFITS A LARGER THAN AVERAGE GARDEN AND A DOUBLE GARAGE.



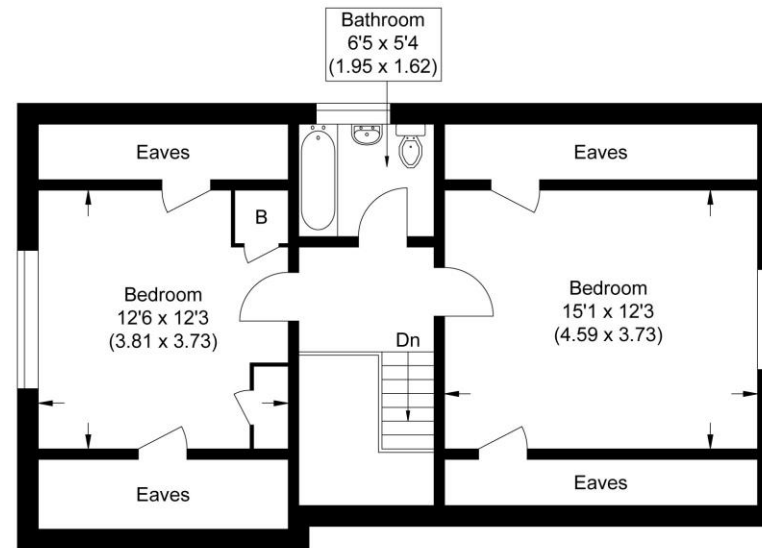




Approximate Gross Internal Area
125.47 sq m / 1350.54 sq ft
(Excludes Eaves)



Ground Floor



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale.

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