



The Willow

🏠 1765 sq ft 🛏 4 🚿 2

The Willow is an impressive double-fronted, four-bedroom detached property, designed for modern family living.

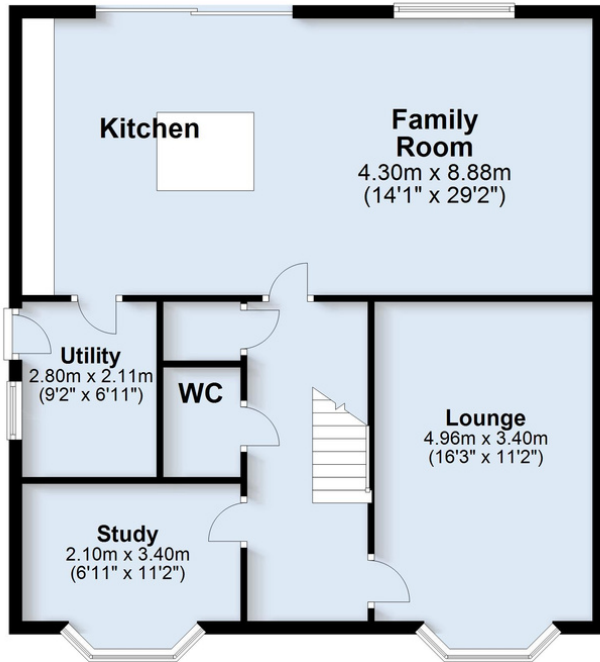
On the ground floor, a welcoming entrance hall leads you into the expansive kitchen, family, and dining room, which spans the full width of the property. Patio doors open out onto the garden, allowing for plenty of natural light and creating a seamless connection to the outdoors. The utility room is conveniently located off the kitchen, providing extra storage and practicality. A generous separate lounge offers a comfortable space for relaxation, while a study and a convenient WC complete the ground floor layout.

Upstairs, you'll find four generously-sized double bedrooms, with the master bedroom benefiting from an ensuite bathroom for added privacy. The family bathroom is ideally located off the landing, serving the other bedrooms.



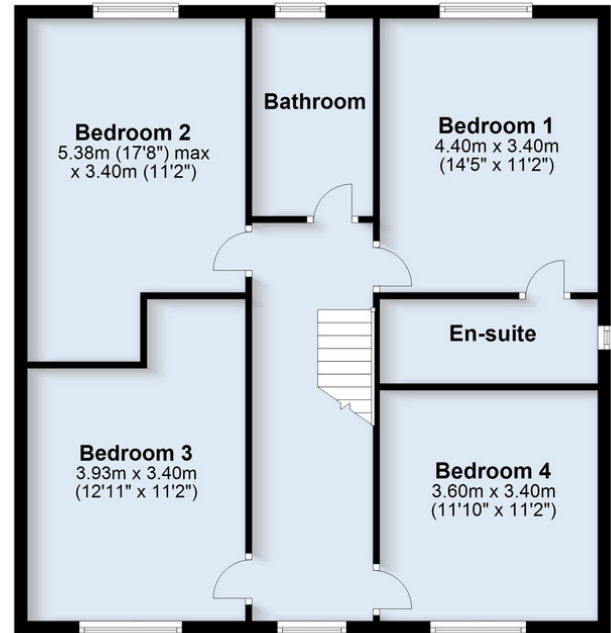
Ground Floor

Approx. 83.7 sq. metres (901.4 sq. feet)



First Floor

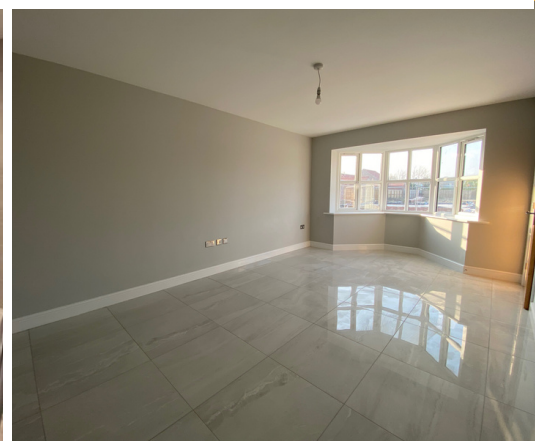
Approx. 83.6 sq. metres (900.3 sq. feet)



Included as standard

- Choice of quality fitted kitchen
- Solar PV
- Integrated appliances
- Solid Oak doors on ground floor
- All floor coverings and carpets
- Landscaped gardens
- Fully fenced
- Outside water tap
- Energy efficient, zoned central heating
- Tiling of bathrooms
- 10 year NHBC Warranty
- Ultra-fast fibre broadband
- Security alarm
- Contemporary bath suite
- Paving for patio area
- Block paved drive
- Garage*

*Subject to plot specification



Visit our showhome

Dawnay Park Show Home
1 Dale Gate, Driffield YO25 5LN

Get in touch today by calling 01377 253456 or email
sales@ullyotts.co.uk to book an appointment.

Some items shown may be subject to change, and positions could vary from those indicated on this floorplan. Please refer to Sales Advisor for details of your selected plot. External finishes, landscaping and configuration may vary from plot to plot. Please refer to Sales Advisor for further details. All dimensions are approximate and should not be used for carpet sizes, appliance spaces, or furniture. We operate a policy of continuous improvement and individual features such as kitchen and bathroom layouts, doors, windows, garages and elevational treatments may vary from time to time. Consequently these particulars should be treated as general guidance only and do not constitute a contract, part of a contract or a warranty.