



SYMONDS + GREENHAM

Estate and Letting Agents



103 Holme Church Lane, Beverley, Yorkshire HU17 0QP

Asking price £300,000

BEAUTIFULLY EXTENDED AND REFURBISHED THREE BEDROOM TRUE BUNGALOW IN THE HIGHLY SOUGHT AFTER TOWN OF BEVERLEY WITH GENEROUS REAR GARDEN AND VIEWS OF THE MINSTER

This stunning detached bungalow is located in the sought after market town of Beverley, only a ten minute walk from the town centre which is home to well regarded schools and a host of local amenities including a super-market, a cinema and a range of retail outlets. This beautiful home has been extended and fully refurbished by its current owner to an exceptional standard with no expense being spared and would make an absolutely perfect home for a family or retired couple. There is off street parking for a number of vehicles to the front and side and the added benefit of a detached garage to the rear. The rear garden is generous in size and the perfect space to relax or entertain guests throughout the summertime. Internally there are three excellent sized double bedrooms with en suite to the master, a beautiful modern family bathroom suite, sitting room, dining room a brand new kitchen with a range of integrated appliances and a convenient utility room.

DON'T MISS OUT ON THIS BEAUTIFUL TRUE BUNGALOW.....BOOK YOUR VIEWING TODAY!

GROUND FLOOR

ENTRANCE HALL

SITTING ROOM

11'8 max x 12'0 max (3.56m max x 3.66m max)
With open plan entrance to the...



DINING ROOM

16'0 max x 9'4 max (4.88m max x 2.84m max)
With bi-folding doors to the rear garden and open plan entrance to the...



KITCHEN

11'9 max x 10'1 max (3.58m max x 3.07m max)
Brand-new modern kitchen suite with a range of Sheraton bespoke high-gloss eye level and base level units with complementing granite work surfaces, Franke sink and drainer unit with instant boiling water tap, a range of integrated Neff appliances including double oven and further single oven, Microwave, dishwasher and fridge freezer, five burner hob with splashback and chimney hood, wine storage and door to the...



UTILITY ROOM

A convenient utility room with pull-out larder unit and plumbing for washing machine and dryer

BEDROOM ONE

11'8 max x 11'0 max (3.56m max x 3.35m max)
An excellent sized double bedroom with door to the...



ENSUITE

With walk-in shower cubicle with overhead shower attachment, vanity hand basin unit, low-level WC and tiles to splashback areas



BEDROOM TWO

12'1 max x 12'0 max (3.68m max x 3.66m max)
A second good-sized double bedroom



BEDROOM THREE

12'2 max x 12'0 max (3.71m max x 3.66m max)
A third double bedroom



BATHROOM

8'2 max x 6'0 max (2.49m max x 1.83m max)
A truly stunning bathroom suite with luxury tub style bath with overhead shower attachment, wash hand basin, low level WC, heated towel rail and tiles from floor to ceiling



OUTSIDE

The front of the property is laid to granite stone and leads to the detached garage. The generous rear garden is mature with well established borders, lawn, decking and fencing to the boundaries.



CENTRAL HEATING

The property has the benefit of gas central heating (not tested).

DOUBLE GLAZING

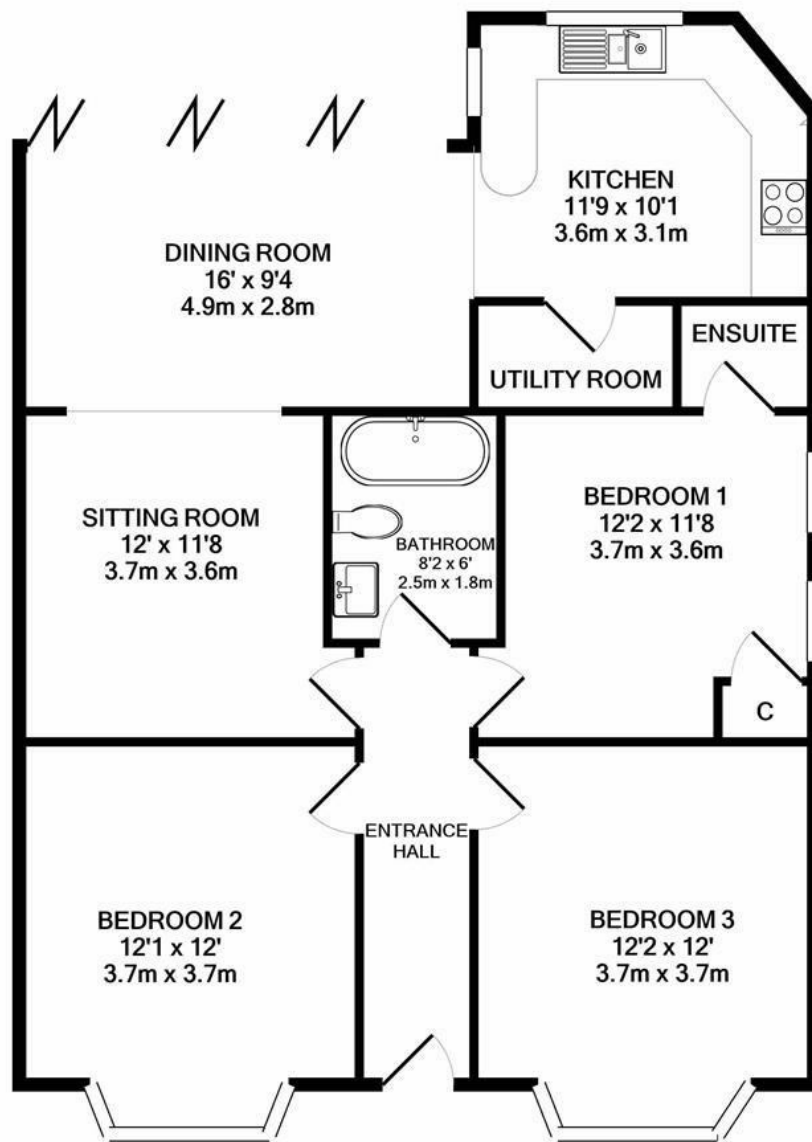
The property has the benefit of double glazing.

VIEWINGS

Please contact Symonds + Greenham on 01482 444200 to arrange a viewing on this property.

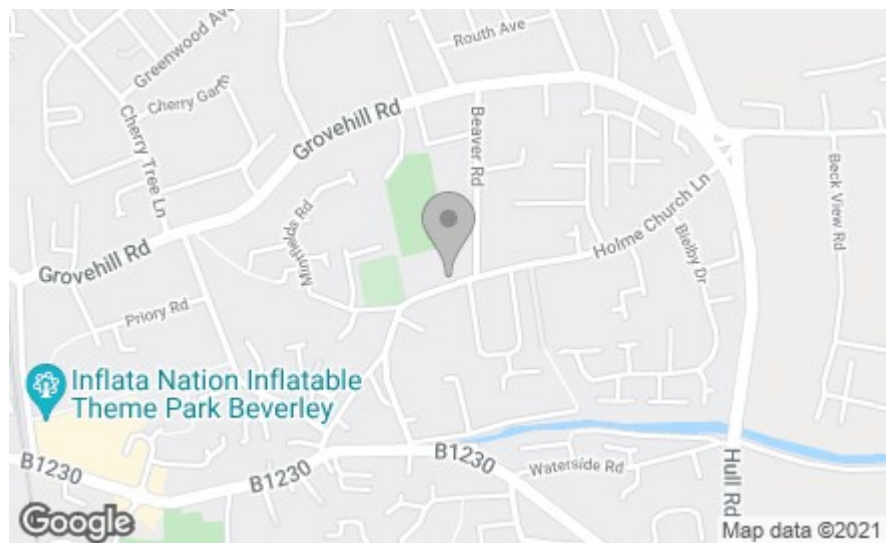
DISCLAIMER

Symonds + Greenham do their utmost to ensure all the details advertised are correct however any viewer or potential buyer are advised to conduct their own survey prior to making an offer.



TOTAL APPROX. FLOOR AREA 997 SQ.FT. (92.6 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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Energy Efficiency Rating	
Current	Potential
	82
58	

Environmental Impact (CO ₂) Rating	
Current	Potential