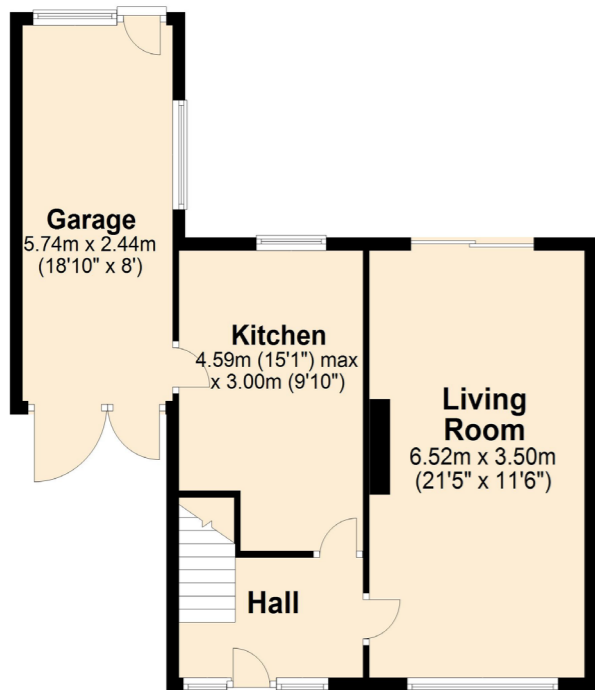
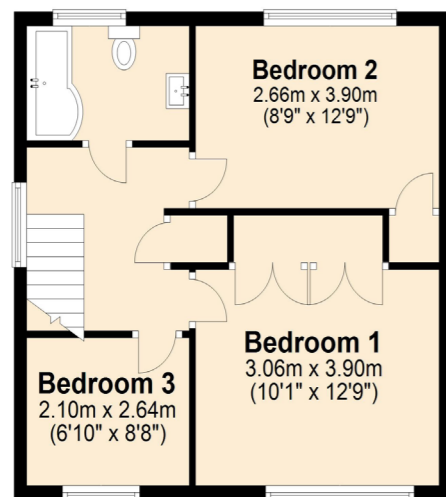


Ground Floor
Approx. 57.3 sq. metres (616.5 sq. feet)



First Floor
Approx. 43.0 sq. metres (463.1 sq. feet)



Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C	72 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



£220,000

**21 Windsor Close,
Beverley**

HEATING & INSULATION

The property has gas-fired radiator central heating and uPVC double glazing.

SERVICES

All mains services are connected to the property. None of the services or installations have been tested.

TENURE

The property is held under freehold title with vacant possession on completion

COUNCIL TAX

Council Tax is payable to the East Riding of Yorkshire Council. The property is shown on the Council Tax Property Bandings List in Valuation Band 'B'.

VIEWING

Strictly by appointment with the sole agent's Beverley office on (01482) 866844.



12 Market Place, Beverley | 01482 866844 | www.dee-atkinson-harrison.co.uk

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Dee Atkinson & Harrison



21 Windsor Close, Beverley, HU17 0JA

DESCRIPTION

This is an attractive semi-detached home in a very pleasant setting. It stands at the head of a cul-de-sac which has wide tree lined grass verges, and at the rear the property faces south to a backdrop of greenery, the good sized garden also being afforded privacy by high boundary fences - a great secure and safe space for children and pets or just to enjoy the outdoors. Internally the three bedroomed accommodation has a modern specification including a contemporary fitted kitchen with integrated appliances and direct access to the garage, offering ready potential for extension of the property if required. A private driveway and forecourt provides excellent off street parking.

SITUATION

Windsor Close is on the eastern edge of Beverley and just a short drive from the A1174 which forms part of the town's by-pass roads connecting to routes to Hull, the coast and surrounding areas. It is about a mile from the historic town centre with its wide range of shops, bars and restaurants, with other amenities in Beverley including rail and bus travel, leisure centre with swimming pool and various sports clubs, a cinema and theatre.



THE ACCOMMODATION COMPRISES:

GROUND FLOOR

ENTRANCE HALL

Radiator.

THROUGH LIVING ROOM

Fireplace with electric stove-type fire, sliding patio doors to rear garden, two radiators and ceiling coving.

KITCHEN

Comprehensively equipped with grey gloss units to all walls including timber-effect work surfaces incorporating induction hob and sink. Integrated dishwasher, fridge freezer and double oven. Concealed gas boiler and towel radiator.

FIRST FLOOR

LANDING

Built-in cupboard. Radiator.

BEDROOM ONE

A recess is fitted with two double wardrobes. Radiator.

BEDROOM TWO

Built-in cupboard, radiator and ceiling coving.

BEDROOM THREE

Radiator and ceiling coving.

BATHROOM

Fitted with a suite comprising a shower bath with plumbed shower fitted over, low level toilet suite and large vanity wash basin. Radiator.

EXTERNAL

ATTACHED GARAGE

Front double doors, rear personal door and plumbing for automatic washing machine. A concrete driveway and additional stone surfaced forecourt provides good off-street parking.

GARDEN

At the rear of the property a fully fenced garden has a southerly aspect and enjoys a backdrop of greenery beyond. A large concrete terrace adjoins the house and there are two further paved or concreted patio/hardstanding areas. There is a main lawn with gravelled borders and a raised bed and timber shed stand at the end of the plot.