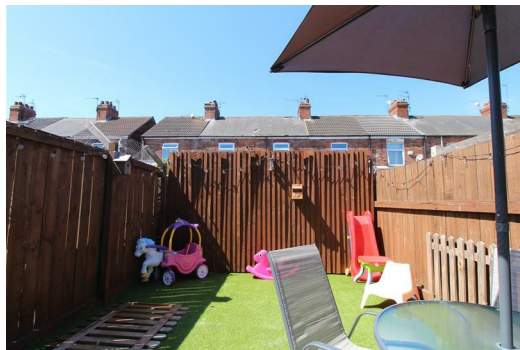




SYMONDS + GREENHAM

Estate and Letting Agents



44 Hampshire Street, Hull, Yorkshire HU4 6PZ

Offers in excess of £60,000

PERFECT FIRST TIME BUYER OR INVESTOR HOME - TWO DOUBLE BEDROOMS - CONVERTED LOFT SPACE - DECORATED TO AN EXCEPTIONAL STANDARD

This mid terrace home is situated off Hesse Road close to a wealth of local amenities with excellent transport links to the city centre and nearby town of Hesse. This home is simply stunning throughout, comprising of an open-plan lounge diner naturally leading to a charming, spacious kitchen. Off the kitchen is a newly fitted bathroom in keeping with the vendors sublime taste. Upstairs does not disappoint either, two generous double bedrooms and loft space with access via a fixed staircase.

This home is genuinely a credit to it's current owners, you will be hard pushed to find another home of this quality at this price!

GET YOUR FOOT ON THE PROPERTY LADDER....BOOK YOUR VIEWING TODAY!

GROUND FLOOR

PORCH

with door to the living room

LIVING ROOM

11'7 max x 11'5 max (3.53m max x 3.48m max)

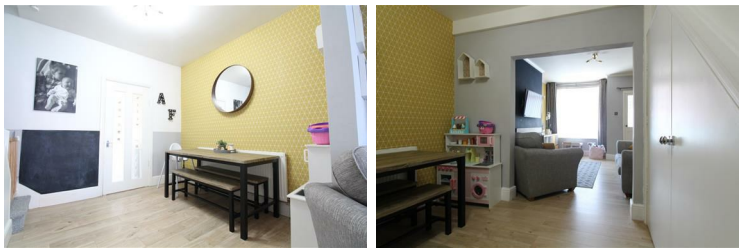
with open plan entrance to the...



DINING ROOM

11'7 max x 9'4 max (3.53m max x 2.84m max)

with door to the bathroom and door to the...



KITCHEN

11'7 max x 13'7 max (3.53m max x 4.14m max)

with a range of eye level and base level units with complementing work surfaces, stainless steel sink and drainer unit, integrated electric oven, gas hobs with overhead extractor fan, space for fridge freezer, plumbing for washing machine, and french doors to the rear garden.



BATHROOM

with low level WC, pedestal hand basin, heated towel rail, panelled bath with overhead shower attachment and tiled to splash-back areas.



FIRST FLOOR

MASTER BEDROOM

11'6 max x 12'5 max (3.51m max x 3.78m max)



BEDROOM 2

8'8 max x 10'10 max (2.64m max x 3.30m max)

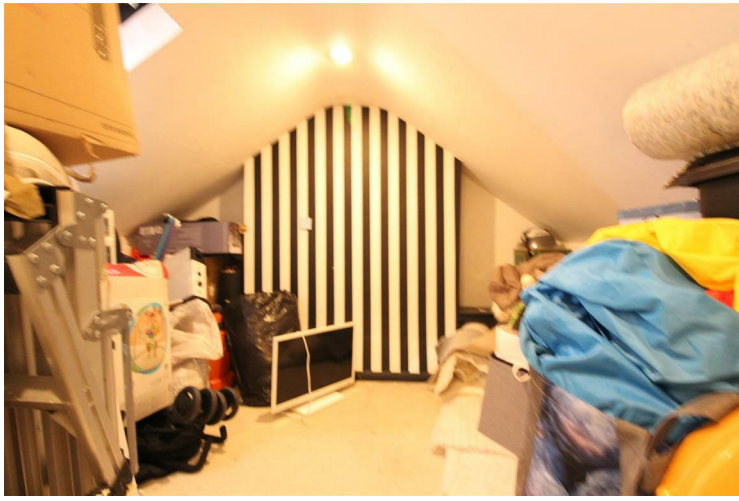
with stairs to the loft space



LOFT SPACE

10'0 max x 10'7 max (3.05m max x 3.23m max)

This loft space does not have building regulations



REAR GARDEN



CENTRAL HEATING

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

DOUBLE GLAZING

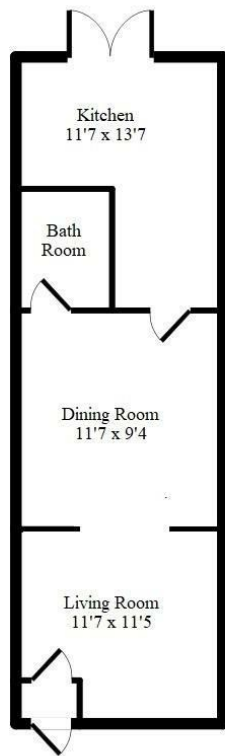
The property has the benefit of double glazing.

VIEWINGS

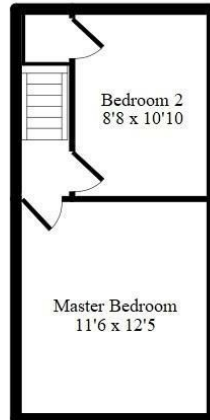
Please contact Symonds + Greenham on 01482 444200 to arrange a viewing on this property.

DISCLAIMER

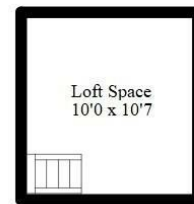
Symonds + Greenham do their utmost to ensure all the details advertised are correct however any viewer or potential buyer are advised to conduct their own survey prior to making an offer.



Ground Floor



First Floor



Second Floor

