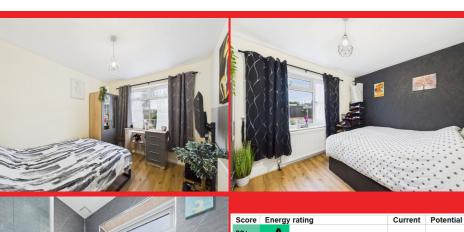


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Asking Price £180,000

2 Cherry Close, Driffield, YO25 6SL



39-54

SERVICES

Understood to all be connected to mains. Mains gas, water and electric.

TENURE

The property is Freehold and offered with the benefit of vacant possession upon completion.

COUNCIL TAX

Council Tax is payable to the East Riding of Yorkshire Council. The property is currently shown as listed in Council Tax Band 'B'.

VIEWING

Strictly by appointment with the sole agents on 01377 241919.

FREE VALUATION

If you are looking to sell your own property, we will be very happy to provide you with a free, no obligation market appraisal and valuation. We offer very competitive fees and an outstanding personal service that is rated 5 star by our fully verified past clients.



Disclaimer: Dee Atkinson & Harrison for themselves and for the vendors or lessors of this property, whose Agents they are, give notice that these particulars are produced in good faith, are set out as a general guide only and do not constitute any part of a Contract. No person in the employment of Dee Atkinson & Harrison has any authority to make any representation or warranty whatever in relation to this property.





Dee Atkinson & Harrison



2 Cherry Close, Driffield, YO25 6SL

DESCRIPTION

2 Cherry Close is brought to the market in impeccable condition, having been upgraded and renovated by the current owner. Offering two double bedrooms and beautifully landscaped garden, the property is move in ready with a warm and cosy feel as soon as you step through the door. Located in a sought after area and close to the local town centre, viewings are highly recommended.

The property briefly comprises:- entrance porch, entrance hall, lounge, kitchen, two double bedrooms, family bathroom, rear garden and off street parking.

LOCATION

Driffield offers an outstanding array of amenities, including shops, restaurants, public houses, quality sports facilities dedicated to Rugby, Golf, Football, Bowls, Cricket and many others, as well as a very highly regarded Secondary School. It also provides excellent road and public transport connections to Hull, Beverley, Bridlington and Scarborough.

THE ACCOMMODATION COMPRISES:-

ENTRANCE PORCH- 2'5 (0.74m) x 3'0 (2.78m) (0.94m)

Door to the side aspect, door leading into the property and stone flooring.

(3.36m)

Bright and light entrance with door Double bedroom with window to to the side aspect, built in storage the front aspect, laminated flooring, cupboard, laminated flooring, radiator radiator, TV point and power points. and power points.

LOUNGE- 10'1 (3.09m) x 15'0 (4.57m)

Cosy living room with window to the front aspect, coving, wall mounted electric fireplace, lamninated flooring, radiator, TV point and power points.

KITCHEN- 7'10 (2.40m) x 15'10 and extractor fan. (4.83m)

Modern kitchen with door and window to the rear aspect, coving, inset spotlights, tiled splash back, a plumbing for washing machine, integrated dishwasher, electric oven, electric hob, extractor hood, laminated PARKING flooring, radiator and power points.

BEDROOM ONE- 10'11 (3.33m) x 9'1

Primary bedroom with window to the rear aspect, laminated flooring, radiator, TV point and power points.

ENTRANCE HALL- 2'11 (0.90m) x 11'0 BEDROOM TWO- 8'8 (2.66m) x 10'2 (3.12m)

BATHROOM-5'4 (1.64m) x 6'6 (2.00m)

Opaque window to the side aspect, inset spotlights, wet wall panelling, three piece bathroom suite comprising:- low flush WC, sink with pedestal, large walk in shower, laminated flooring, heated towel rail

GARDEN

North facing, landscaped garden which is laid with artificial grass, decking area range of wall and base units, sink with to the side aspect, partially gravelled, drainer unit, space for fridge/freezer, timber storage shed and gated side access.

Off street parking for two/three cars.

