

HUNTERS[®]

HERE TO GET *you* THERE



Scotts Garth Close

Tickton, Beverley, HU17 9RQ

Asking Price £295,000



Council Tax: D



16 Scotts Garth Close

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PORCH

UPVC wooden glazed front door and tiled flooring.

ENTRANCE HALL

Coving and textured ceiling, stairs to first floor landing, understairs cupboard, radiator and power points.

DOWNSTAIRS TOILET

Tiled walls, low flush WC. wash hand basin with vanity unit, heated towel rail, storage and extractor fan.

LOUNGE/DINER

UPVC floor to ceiling door onto garden, coving and textured ceiling, gas feature fireplace, radiator, TV point and power points.

KITCHEN

UPVC double glazed window to the front aspect, door to the side aspect, tiled flooring, range of wall and base units with granite work surfaces, sink and drainer unit, integrated dishwasher, integrated fridge/freezer, plumbed for an automatic washer, double electric oven, electric induction hob, radiator, extractor hood and power points.

FIRST FLOOR LANDING

Coving and textured ceiling, loft access and power points.

BEDROOM ONE

UPVC double glazed window to the front aspect, coving and textured ceiling, fitted wardrobes, fitted suite, radiator, TV point and power points.

BEDROOM TWO

UPVC double glazed windows to the front, side and rear aspects, textured ceiling, fitted wardrobes, radiator and power points.

BEDROOM THREE

UPVC double glazed window to the rear aspect, fitted wardrobes, radiator, TV point and power points.

BEDROOM FOUR/OFFICE

UPVC double glazed window to the rear aspect, textured ceiling, airing cupboard, radiator and power points.

BATHROOM

UPVC double glazed opaque window to the rear aspect, tiled walls and flooring, three piece bathroom suite comprising; panel enclosed bath with mixer taps and power shower, low flush WC, wash hand basin with vanity unit, heated towel rail, extractor fan and shaver point.

GARDEN

Mainly laid to lawn with plant and shrub borders, gate to the side, patio area and outside tap.

DOUBLE GARAGE

Window to the side aspect, door to the side, up and over door with power and lighting.

Material Information - Hunters Beverley

Tenure Type; Freehold

Council Tax Banding; D

Welcome to 16 Scotts Garth Close, Tickton, Beverley - A charming detached house that is perfect for a growing family looking for a new home, located within the catchment of the sought after Beverley Grammar school, Beverley High school and local Tickton Primary school. This delightful property boasts two reception rooms, ideal for family and friendly gatherings. With four bedrooms, there is ample space for everyone to have their own sanctuary within this lovely home. Located just outside the stunning historic town of Beverley, this property offers not just a house, but a lifestyle. The picturesque surroundings and the vibrant community make it an ideal place to put down roots and create lasting memories. Whether you're looking to relax in one of the two reception rooms, enjoy family time in the spacious bedrooms, or simply unwind in the lovely bathroom, this house has it all. Don't miss out on the opportunity to make this house your home and experience the best of what Beverley has to offer.



Road Map



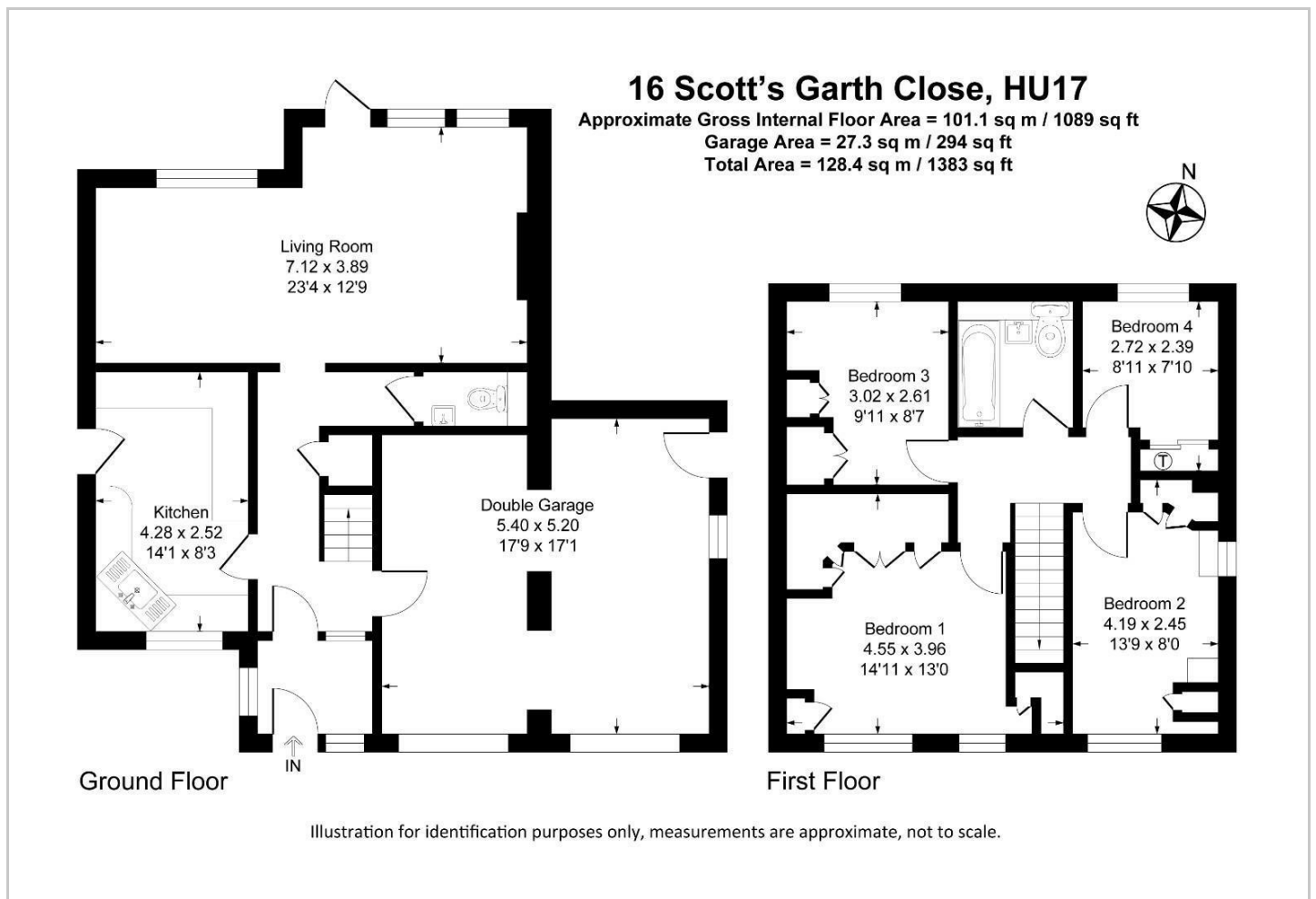
Hybrid Map



Terrain Map



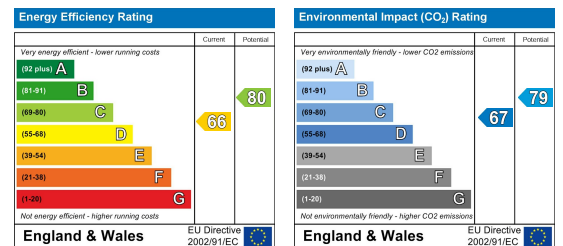
Floor Plan



Viewing

Please contact our Hunters Beverley Office on 01482 861411 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.