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Arnold Lane West

Arnold, Hull, HU11 5HP

Offers In The Region Of £385,000



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Entrance porch

UPVC double-glazed entrance door and tiled flooring.

Entrance Hall

UPVC double-glazed door, coving, radiator, under-stairs storage cupboard, Oak flooring, power points and stairs ascending to the first floor landing.

Living Room

UPVC double-glazed windows to the front and side aspects, coving, radiator, feature fireplace with log burning stove, TV point and power points.

Kitchen / Diner

UPVC double-glazed windows to the side and rear aspects, coving, a range of wall and base units with work surfaces, tiled splash backs, sink and drainer unit, integrated dishwasher, integrated microwave, electric oven and hob, extractor hood, space for fridge / freezer, feature fireplace, Oak flooring, power points and sliding doors opening to the conservatory.

Conservatory

UPVC double-glazed windows to the rear aspect, French doors opening to the garden, radiator, power points and TV point.

Utility Room

UPVC double-glazed window to the rear aspect and door opening to the side, pantry cupboard, a range of base units with work surfaces, sink and drainer unit, space for washing machine and tumble dryer, radiator, door to the garage and power points.

WC

UPVC double glazed window to the rear aspect and low flush WC.

First Floor Landing

Power points and loft access, which is part boarded and with ladder.

Bedroom 1

UPVC double-glazed bay window to the front aspect with open country views, fitted wardrobes, radiator, TV point and power points.

Bedroom 2

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

Shower Room

UPVC double-glazed window to the front aspect, coving, tiled shower enclosure with power shower, wash hand basin with pedestal, low flush WC and heated towel rail.

Bedroom 3

UPVC double-glazed window to the rear aspect, fitted cupboard, fitted wardrobe, radiator and power points.

Bedroom 4

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

Bathroom

UPVC double-glazed window to the front aspect, three piece bathroom suite comprising; panel enclosed bath with mixer taps and mains shower over, low flush WC, wash hand basin with pedestal, heated towel rail. part tiled walls and airing cupboard.

Garage

Electric roller doors, power and lighting.

Garden

Side entrance to the rear garden which is mainly laid to lawns with plant and shrub borders, large patio, decked patio, vegetable beds, feature pond, outside tap and lights.

Parking

Double gates open to ample off road parking to numerous vehicles.

Material Information - Hunters Beverley

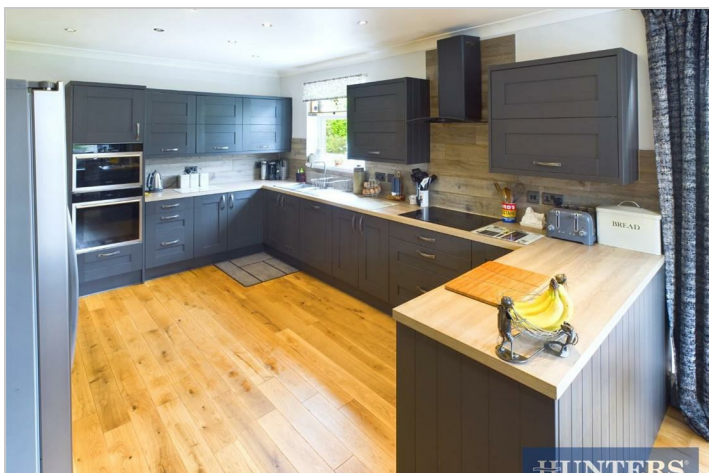
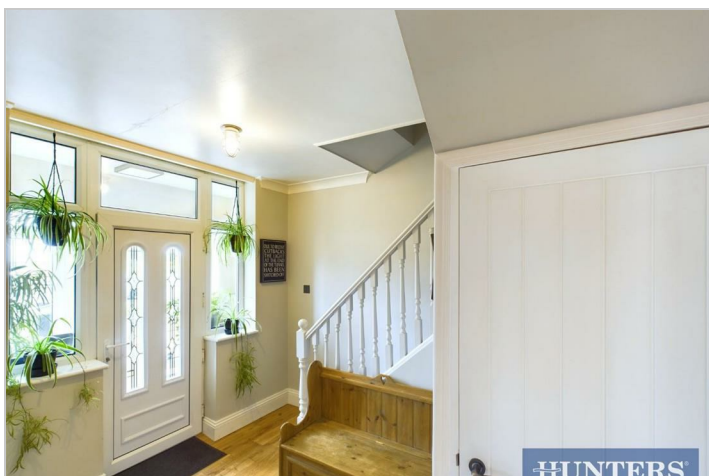
Tenure Type; Freehold

Council Tax Banding;

Tel: 01482 861411

This substantial detached four-bedroom property, situated on a generous plot with expansive countryside views, is the lifestyle home you've been searching for. Presented to a high standard throughout, it features a spacious and flexible layout that caters to the needs of the entire family. The outside space is equally impressive, with a fantastic frontage offering ample parking for numerous vehicles and a garden perfect for family gatherings or cultivating your own fruits and vegetables. This property provides an idyllic setting and a welcoming retreat to come home to.

The property briefly comprises; entrance porch, entrance hall, lounge, kitchen, dining room, conservatory, four bedrooms, bathroom, garage, private front and rear gardens. Book your viewing today!



Road Map



Hybrid Map



Terrain Map



Floor Plan

Floor 0

Floor 1

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Approximate total area*
1955.16 ft²

(1) Excluding balconies and terraces

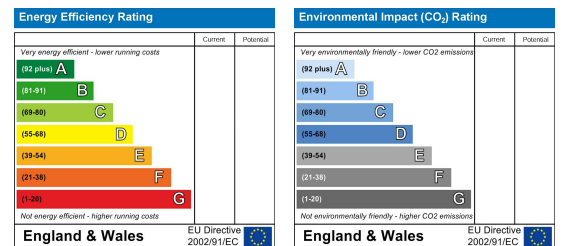
While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

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.