

HUNTERS[®]

HERE TO GET *you* THERE



Mulberry Avenue

Beverley, HU17 7SS

Asking Price £260,000

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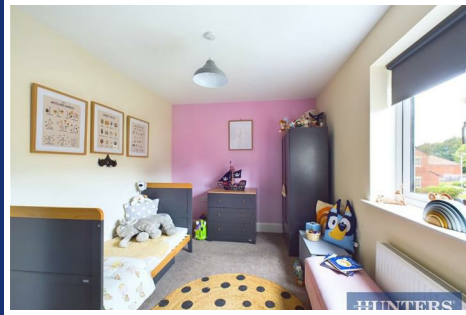
Council Tax: C



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Entrance Hall

UPVC front door, stairs to first floor landing, radiator and power points.

Downstairs Toilet

UPVC double glazed window to the front aspect, part tiled walls, tiled flooring, low flush WC, wash hand basin with pedestal.

Lounge

UPVC French doors to the rear aspect, wooden flooring, under stairs cupboard, radiators, TV point and power points.

Kitchen

UPVC double glazed window to the front aspect, tiled flooring, range of wall and base units with roll top work surfaces, tiled splash backs, sink and drainer unit, plumbed for washing machine, integrated dishwasher, integrated fridge/freezer, electric oven, gas hob, extractor hood and power points.

Bedroom One

UPVC double glazed window to the front aspect, radiator and power points.

En Suite

UPVC double glazed window to the front aspect, part tiled walls, tiled flooring, fully tiled shower cubicle with power, low flush WC, wash hand basin with pedestal, radiator and extractor fan.

Bedroom Two

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

Bathroom

UPVC double glazed window, part tiled walls, tiled flooring, three piece bathroom suite comprising; panel enclosed bath with mixer taps and shower attachment, low flush WC, wash hand basin with pedestal, radiator and extractor fan.

Second Floor Landing

Storage into eaves.

Bedroom Three

Double glazed windows to the front and rear aspects, radiator, TV point and power points.

Garden

Mainly laid to lawn with plant and shrub borders, side access and patio area.

Garage

Up and over door with power and lighting.

Parking

Allocated parking for one vehicle.

Material Information - Hunters Beverley

Tenure Type; FREEHOLD

Council Tax Banding; C

This modern semi-detached house is the perfect choice for a growing family looking to settle into a excellent school catchment area.

As you step into this property, you'll be greeted by a spacious open area, ideal for entertaining guests or simply relaxing with your loved ones. With three cosy bedrooms, there's plenty of space for the whole family to unwind and make this house a home.

The location of this house is truly special, being situated a short walk with fabulous bus links to the heart of a historic town. Beverley's rich heritage and vibrant community make it a wonderful place to call home.

Don't miss out on the opportunity to make this lovely property your own - come and experience the warmth and comfort it has to offer in person.



Road Map



Hybrid Map



Terrain Map



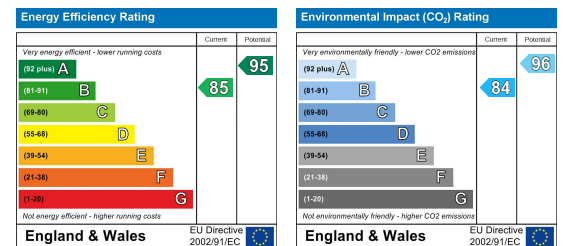
Floor Plan



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.