

91 Nestor Grove, Hull, HU9 4DD

Offers Over £110,000

This three-bedroom mid-terraced property is available with no chain involved! Close to schools, amenities, and fantastic bus routes, this home is ideal for first time buyers! Installed with gas central heating and double glazing. Inside, find a welcoming entrance, lounge, dining area, and kitchen. Upstairs, a spacious landing, leading to the three bedrooms and a bathroom with four piece suite. To the exterior is a front lawn garden and a large, enclosed rear garden, perfect for young families! Arrange your viewing today!

Council tax band: A
Freehold

Ground floor

Entrance hallway

With entrance door, laminate flooring, radiator, under stairs cupboard, stairs off and door to:

Lounge 4.4m x 3.6m

With window to the front, carpet flooring, radiator and feature fireplace.

Dining room 3.2m x 3m

Second reception room with window to the rear, laminate flooring and radiator.

Kitchen 3.1m x 2.4m

With window to the rear, laminate flooring, radiator, part tiled walls, range of wall & base units with contrasting work surface & tiling to splash backs, stainless steel sink unit with chrome mixer tap over, electric oven, gas hob, extractor hood and door to rear.

First floor

Landing - spacious landing leading to:

Bedroom one 3.7m x 3.6m

With window to the front, carpet flooring, radiator and fitted wardrobes.

Bedroom two 3.8m x 2.6m

With window to the rear, carpet flooring, radiator and storage cupboard.

Bedroom three 3.2m x 3.2m to widest point

With window to the front, carpet flooring, radiator and boiler cupboard.

Bathroom 2.9m x 1.6m

With windows to the rear, vinyl flooring, radiator, part tiled walls, four piece bathroom suite with low flush wc, pedestal hand wash basin, shower cubical and panel enclosed bath.

Exterior

To the exterior are lawned gardens to the front and rear. The rear garden is fully enclosed and large, perfect for young families.

Thinking of moving? Contact us on 01482 226560 to arrange your free no obligation market appraisal. We are your local, family run Estate Agents offering a personal, bespoke professional service at an unbeatable fee.

Disclaimer

-None of the services, fittings or equipment referred to in these particulars have been tested and we are therefore unable to comment as to their condition or suitability. Any intending purchasers should satisfy themselves through their own enquiries.

-Room Measurements in these particulars are only approximations and are taken to the widest point.

-An EPC is held for this property and is available for inspection at the branch should you wish to view. It is also available online through the properties details on our website www.urbanpropertyhull.co.uk.

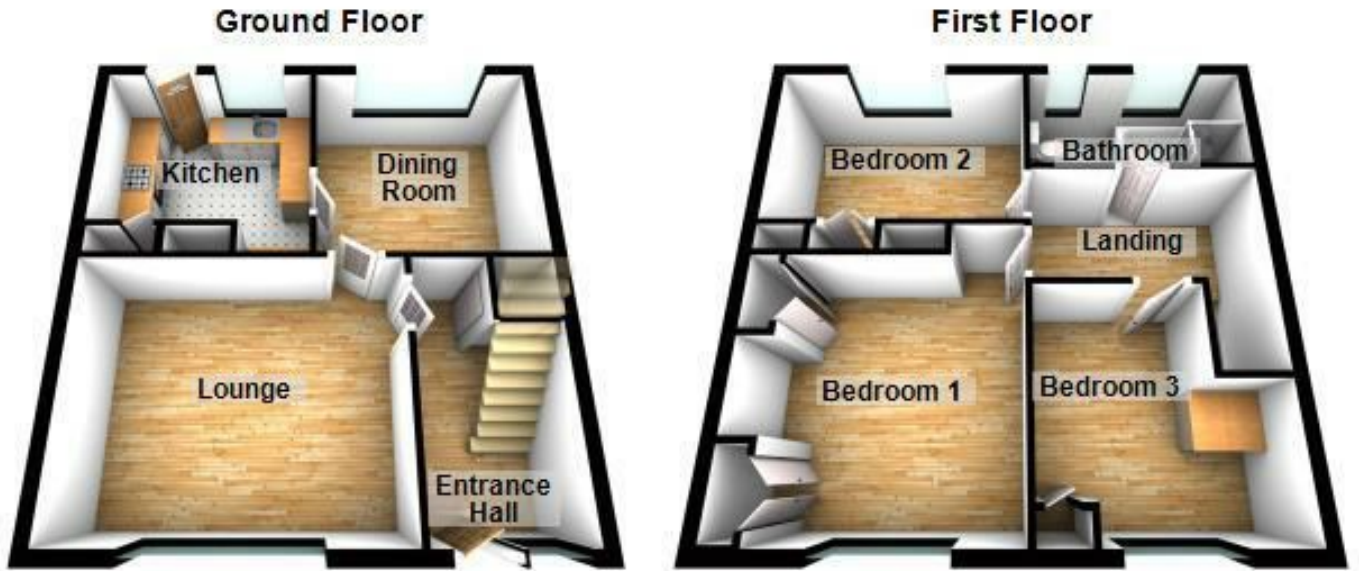
-To arrange a viewing for this property please contact Urban Property 01482 226560 356 Holderness Road Hull HU9 3DQ.

-If you require a Mortgage to purchase this or any other property, we offer a free Mortgage Consultation with an independent Mortgage Broker. Please ask for further details.

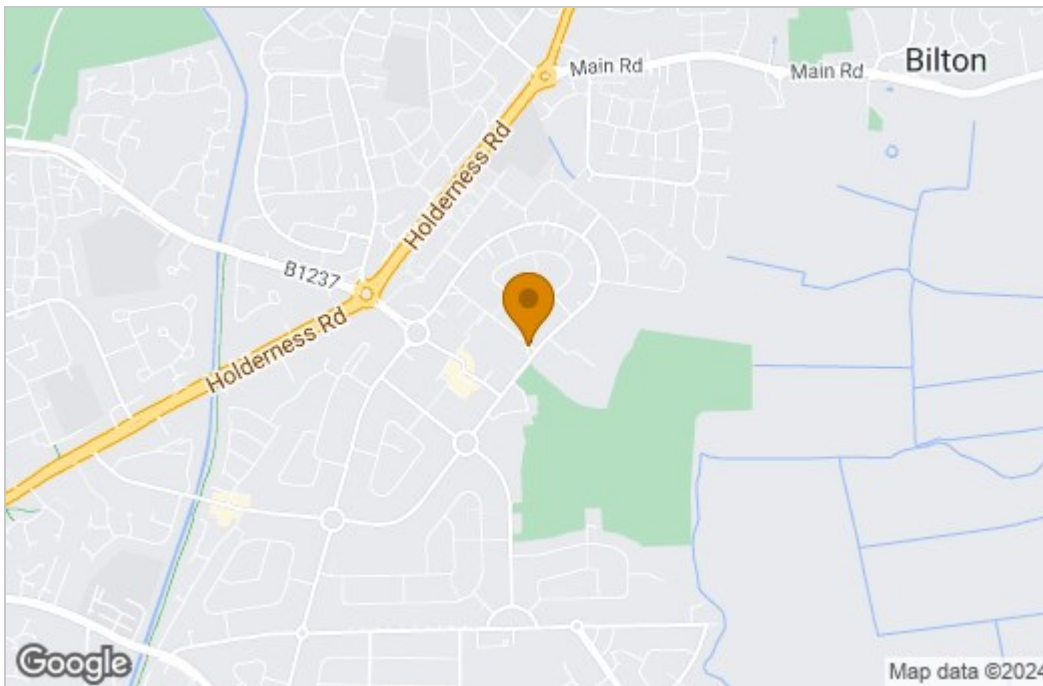
All mortgages are subject to status and valuation.

YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT.

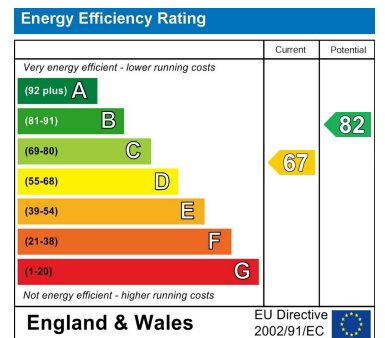
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.