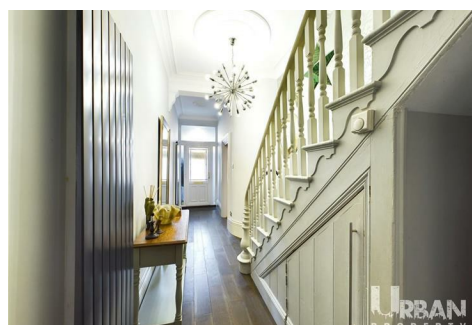




3 Westcott Street, Hull, HU8 8LR

£240,000

Nestled on the sought-after Westcott Street in Hull, this stunning four-bedroom property offers an exceptional blend of elegance and functionality. Spanning three spacious floors, the home boasts a thoughtfully designed layout perfect for modern living. With off-street parking and a generously sized rear garden. This large family home offers three reception rooms, two bathrooms, and master bedroom featuring a private dressing room for added luxury. Rich with stunning original features throughout, this is a home that combines character with contemporary comforts—ready for you to simply move in! Contact Urban today!

Ground Floor

Entrance hallway

Spacious hall with entrance door, hard wood flooring, x2 vertical radiators, under stairs cupboard, stairs leading to the first floor and doors to:

Through Lounge / Dining Room

With bay window to the front, window to the rear, hardwood flooring, x2 radiators and feature fireplace.

Dining Kitchen

Stunning large dining kitchen with window to the side aspect, tiled flooring, range of wall & base units with contrasting work surface & tiling top splash backs, double electric oven, halogen hob, extractor hood, inset microwave, stainless steel sink unit. Open plan to.

Rear Lounge

With hard wood flooring, radiator, feature fireplace and French door overlooking the rear garden.

First Floor

Landing

With x2 radiators, office area, stairs off and doors leading to:

Master Bedroom

With bay window to the front, carpet flooring, x3 radiators and stunning walk in dressing area with window to the front aspect and built in wardrobes.

Bedroom two

With window to the rear aspect, carpet flooring and radiator.

Bedroom three

With window to the rear aspect, carpet flooring, vertical radiator and fitted wardrobes.

Shower / Utility room

With window to the side aspect, tiled flooring, tiled walls, shower cubicle, low flush w/c, wall mounted hand wash basin, plumbing for automatic washing machine and space for dryer.

Family Bathroom

Family bathroom featuring window to the side aspect, tiled flooring, radiator, heated towel rail, part tiled walls, two wall mounted hand wash basins, low flush w/c and panel enclosed bath with mains shower over.

Second Floor

Stairs from the first floor leads to the second floor landing, with velux windows to the front & rear aspects,

lamine flooring and door leading to:

Bedroom four

With window to the front aspect, velux window to the rear aspect, carpet flooring, radiator, fitted wardrobes and storage to the eaves.

Exterior

This property has off street parking to the front aspect for two vehicles, and a large fully enclosed rear garden which is designed for ease of maintenance, featuring paving, artificial lawn and large brick built storage shed.

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.

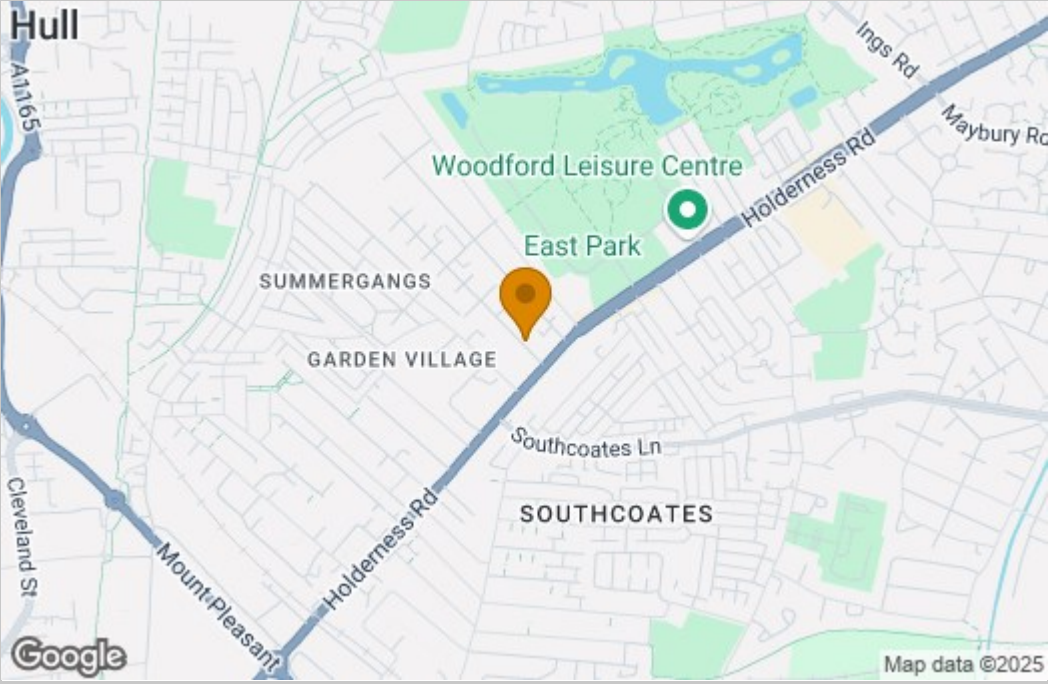
All mortgages are subject to status and valuation.

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

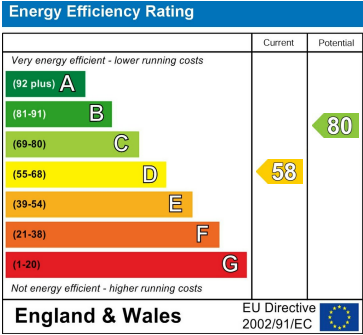
Floor Plan



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 firms employment has the authority to make or give any representation or warranty in respect of the property.