

Whitakers

Estate Agents



102 Parkfield Drive, Hull, HU3 6TB

£109,950

No Onward Chain!

This neat and tidy two bedroom end of terrace property is offered to the market with no onward chain, situated down a sought after street well placed to access a host of amenities and well placed to access good local schools making this an obvious option for families looking to be in this popular location.

The main features include - entrance, lounge and a full width fitted kitchen. The first floor boasts two good bedrooms (bed one with built in storage) along with the well presented family bathroom suite.

Externally there is a low maintenance garden to the front and to the rear there is an enclosed low maintenance garden, again mainly laid to lawn with a concrete patio seating area and garage accessed via the ten foot at the rear.

Early viewings are advised.

Accommodation Comprises

Entrance

UPVC double glazed front door.

Hallway

Radiator.

Lounge



UPVC double glazed bay window, two radiators and understairs cupboard.

Kitchen



UPVC double glazed window and door. A range of base, wall and drawer units with work tops above and splash back tiles. Sink unit with mixer tap.

Landing

Loft hatch.

Bedroom One



UPVC double glazed window, radiator and built in storage.

Bedroom Two



UPVC double glazed window and radiator.

Bathroom



UPVC double glazed window, panelled bath with mixer shower over, pedestal sink unit, low flush WC, radiator and part tiled.

Externally



Material Information

Construction - Standard

Conservation Area - No

Flood Risk - Very low

Mobile Coverage / Signal - EE / Vodafone / Three / O2

Broadband - Ultrafast 10000 Mbps

Coastal Erosion - No

Coalfield or Mining Area - No

Council Tax Band

Council Tax Band A

EPC

EPC band D.

Additional Services

Whitaker Estate Agents offer additional services

via third parties: surveying, financial services, investment insurance, conveyancing and other services associated with the sale and purchase of your property.

We are legally obliged to advise a vendor of any additional services a buyer has applied to use in connection with their purchase. We will do so in our memorandum of sale when the sale is instructed to both parties solicitors, the vendor and the buyer.

Agents Notes

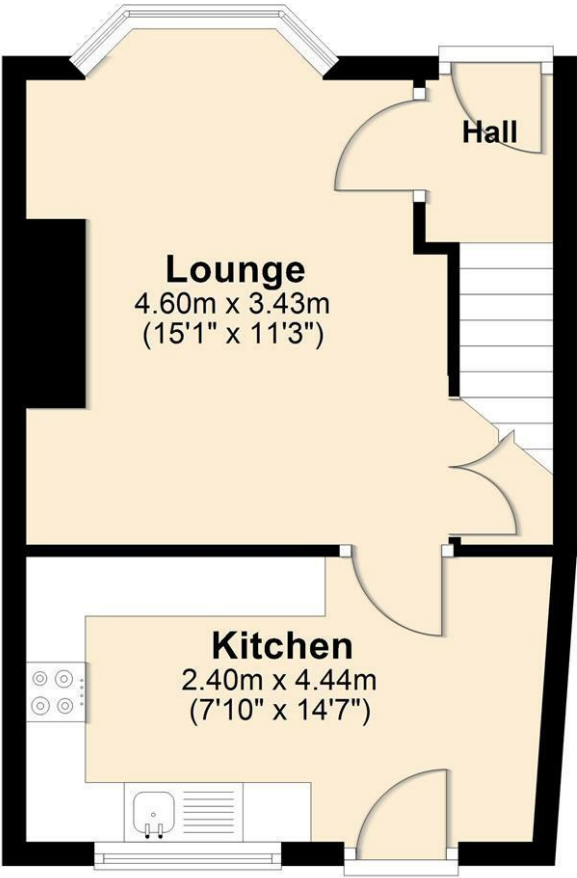
Services, fittings & equipment referred to in these sale particulars have not been tested (unless otherwise stated) and no warranty can be given as to their condition. Please note that all measurements are approximate and for general guidance purposes only.

Free Market Appraisals / Valuations

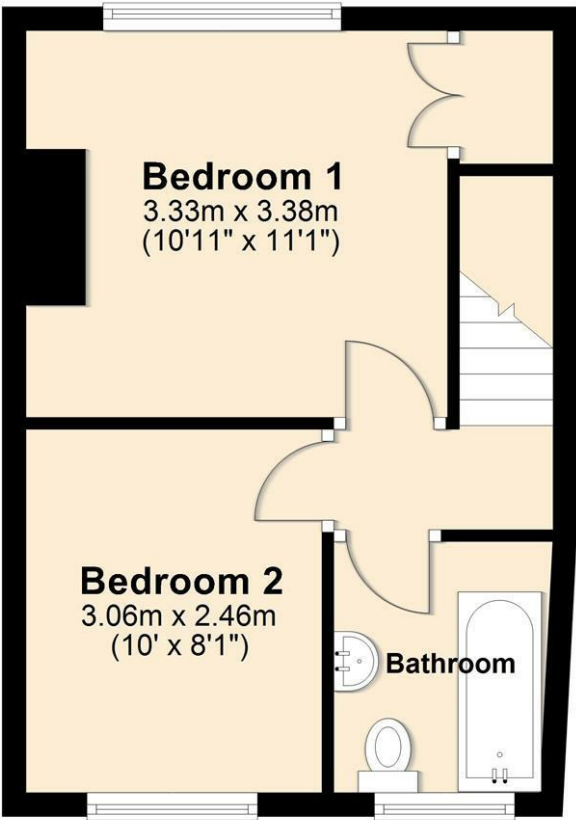
We offer a free sales valuation service, as an Independent company we have a strong interest in making sure you achieve a quick sale. If you need advice on any aspect of buying or selling please do not hesitate to ask.

Floor Plan

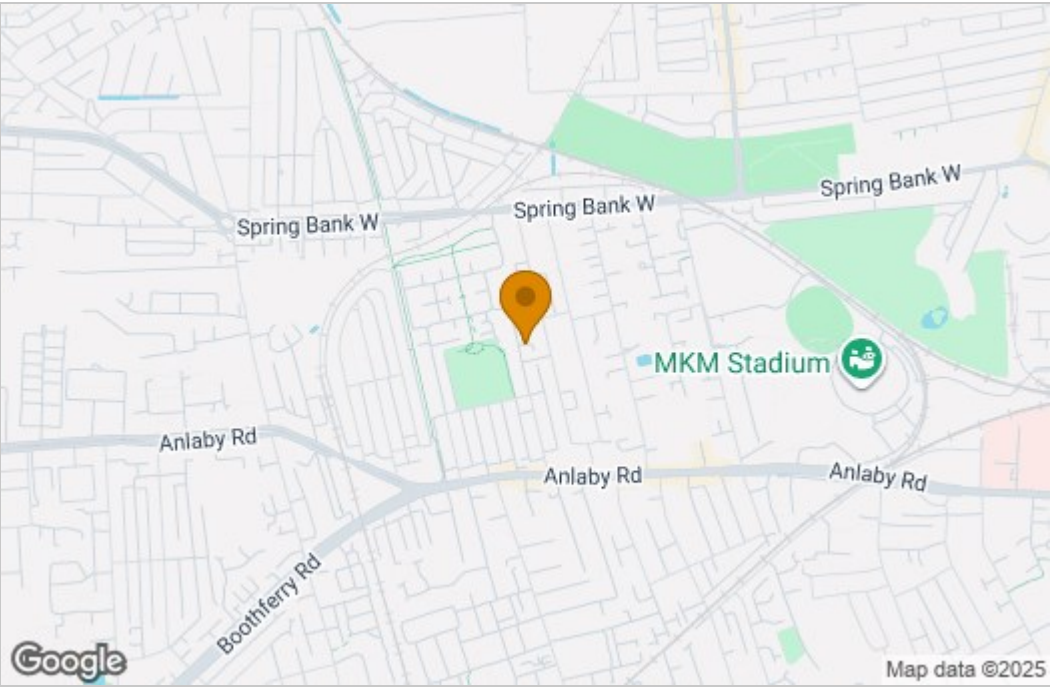
Ground Floor



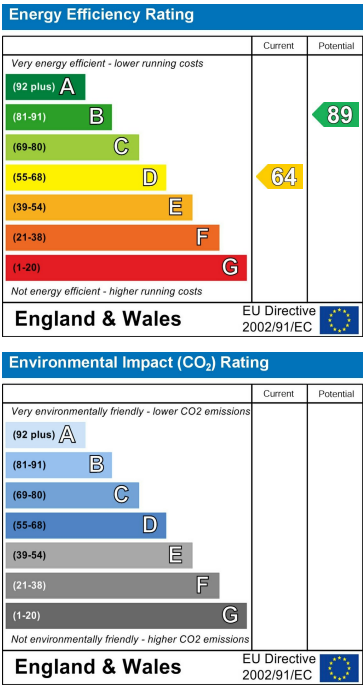
First Floor



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.