



## Flat 3 Charlton Mews, Hull, East Yorkshire HU9 3AS £650

CALL NOW TO VIEW THIS MODERN 2 BEDROOM, GROUND FLOOR FLAT!  
ALLOCATED PARKING SPACE!

The property is situated off Maybury Road, close to numerous schools and the popular Holderness Road area with access to numerous travel routes and amenities. The flat is located on the ground floor, accessed through communal hallway and comprises of Hallway, two Bedrooms, Bathroom and Spacious Lounge and Kitchen area which houses integrated appliances (Oven, Hob, Washing Machine, Dishwasher and Fridge/Freezer). The property includes has an allocated parking space.

There is a one week holding deposit on the property of £150 which is refunded following successful referencing. Deposit is one months rent in advance and so full cost following successful referencing for the property would be £1300.

Council Tax Band A

EPC - C



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(59-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO <sub>2</sub> emissions			
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