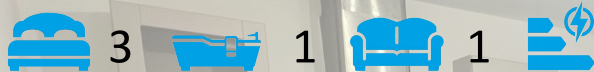




## 113 West Grove, Hull, HU4 6RH

Asking Price £159,950



Welcome to this charming newly-refurbished 3-bedroom house located in the delightful West Grove area of Hull. This lovely property boasts 2 spacious double bedrooms, perfect for a growing family or those in need of extra space.

Step inside and be greeted by a brand new kitchen, ideal for whipping up delicious meals and entertaining guests. The property features a brand new fitted bathroom, ensuring convenience for all residents.

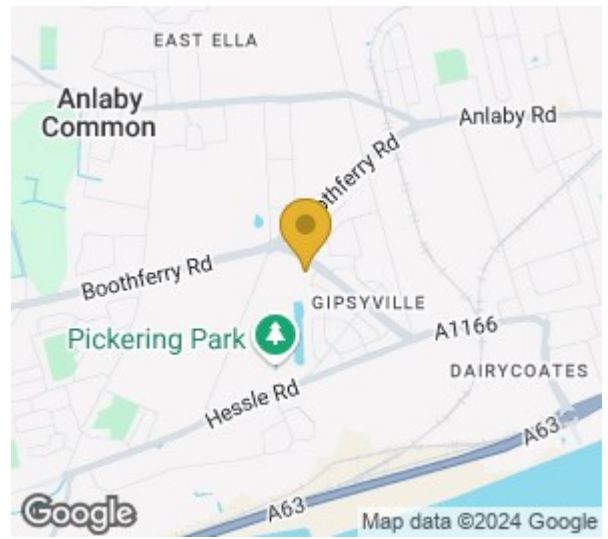
Built in 2001, this semi-detached house offers a cosy and inviting atmosphere, with 1 reception room providing a comfortable space to relax and unwind. The property spans an impressive 926 sq ft, providing ample room for all your needs.

One of the standout features of this property is the large private rear garden, offering a tranquil outdoor space to enjoy the fresh air and perhaps even cultivate a beautiful garden. Additionally, the property comes with a driveway, ensuring convenient parking for residents and visitors alike.

Don't miss out on the opportunity to make this house your home. With its modern amenities, spacious layout, and desirable location, this property is sure to capture the hearts of those seeking a comfortable and stylish living space in Hull.

### VIEWING

To arrange a viewing on this property or require further information please contact one of our team on 01482 342445



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



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