



Belle Isle Nutana Avenue, Hornsea, HU18 1JU

£225,000



An ideal location for a quiet hideaway in the seaside town of Hornsea, this property is a hidden gem!! Lovingly refurbished by the current vendors, this property one not one to be missed!

This true bungalow offers versatile accommodation briefly comprising of; Lounge, Breakfast Kitchen, Three Bedrooms, Sunroom and shower room. To the rear you will find a detached garage and a tranquil, well kept garden.

EPC - D
TENURE - Freehold
COUNCIL TAX - B

Front Garden/Drive

Ample Parking on a gated, gravelled and concrete driveway with access to the garage/workshop and planted borders.

Entrance

Entrance Lobby with radiator.

Lounge

14'2" x 12'10" (4.34 x 3.93)

Front aspect square, bay window allows plenty of natural light throughout the day, coving to ceiling, two radiators and carpeted flooring.

Breakfast Kitchen

12'1" x 7'3" (3.69 x 2.21)

Side and Rear aspect windows with door to the side. Fitted wall and base units, worksurfaces with stainless steel 1 1/2 bowl sink. Space and plumb for washing machine and under counted fridge. Built in electric oven with gas hob and extractor fan. Coving to ceiling, radiator.

Bedroom One

11'1" x 9'10" (3.39 x 3.02)

Front bay window and side aspect window. coving to ceiling, 2 x radiators and carpeted flooring.





Bedroom Two

9'4" x 8'8" (2.87 x 2.65)

Rear aspect window with carpeted flooring, coving to ceiling and radiator.

Bedroom Three

8'11" x 7'2" (2.74 x 2.19)

Patio doors to the sunroom, laminate flooring, coving to ceiling and radiator.



Conservatory/Sunroom

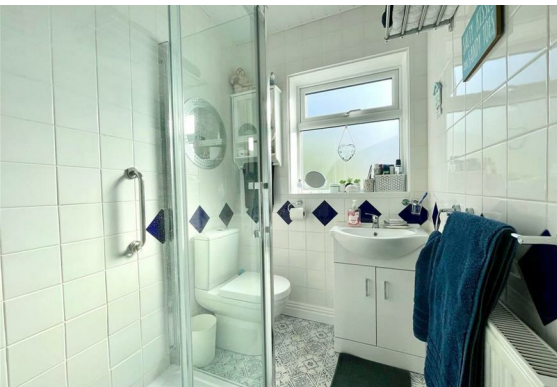
9'9" x 7'3" (2.98 x 2.23)

French doors to the garden, vinyl flooring and radiator.

Shower Room

5'10" x 4'9" (1.78 x 1.47)

Side aspect window, vanity wash hand basin, W.C and step in shower. Tiled walls and laminate tiled flooring. Radiator.



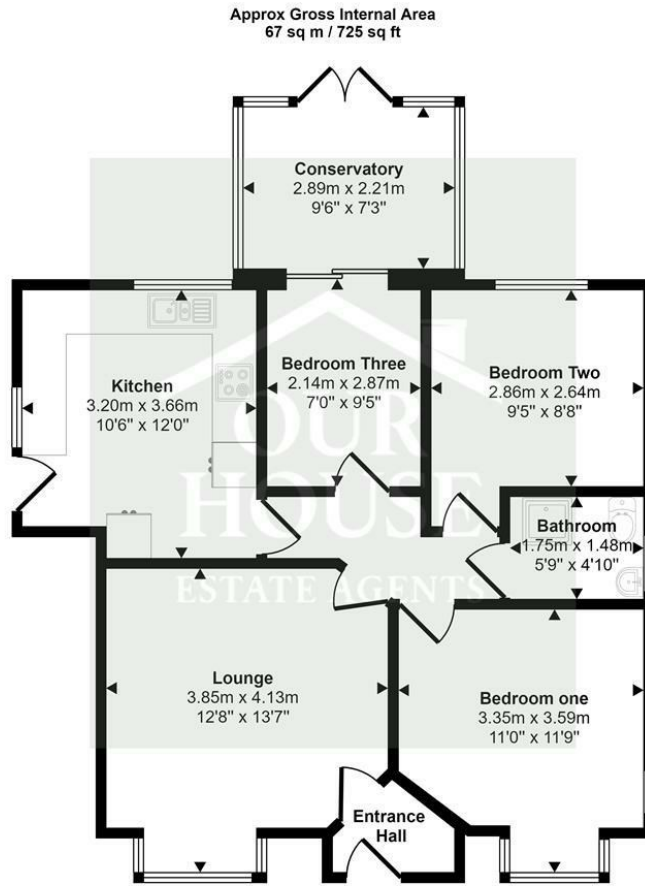
Garage/Workshop

Detached with up and over door, light points and power points. Currently used as a workshop.

Rear Garden

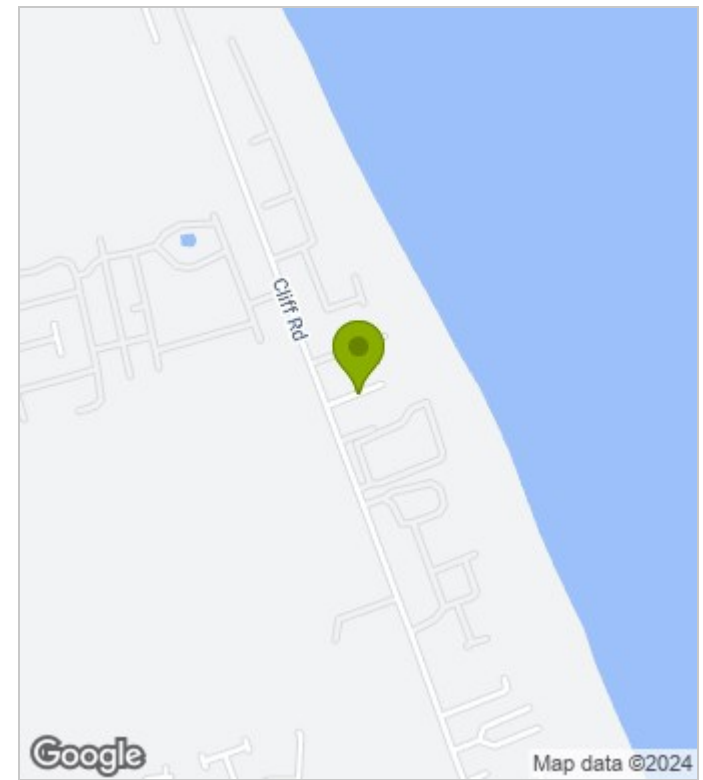
Laid mainly to lawn with two garden sheds, fenced boundaries and planted borders. Paved area, outside tap and electric point. Side access via secure gate, Small pond





Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		89
(81-91) B		
(69-80) C	63	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Viewing

Please contact our Our House Estate Agents Office on 01964 532121 if you wish to arrange a viewing appointment for this property or require further information.

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.

Our House Estate Agents

20 Newbegin Hornsea, East Yorkshire, HU18 1AL

T. 01964 532121 | E. office@ourhouseestateagents.co.uk