



21 Strickland Drive, Hornsea, HU18 1FE

£249.950



**** NO ONWARD CHAIN ****

This luxury, brick built three bedroomed semi-detached property is nestled within the intimate Mere View Meadows development, boasting quality craftsmanship and overlooking Hornsea Mere. Built in 2023, by bespoke builder Foxglove Homes, the property retains the remainder of its 10 year LABC warranty.

Inside you will discover contemporary aesthetic where quality floor coverings and decorative accents meet light filled rooms. The inviting entrance hall leads through to a generously proportioned living room swathed in natural light. To the rear is a spacious and modern open-plan kitchen dayroom with bi-folding doors opening out on to the garden. A separate utility, WC and storage cupboard complete the downstairs. The first floor has three double bedrooms - all with fitted wardrobes, and a modern family bathroom. The luxury master bedroom also has a stylish en-suite with a corner shower.

The property comes with numerous extras including alarm system, electrical vehicle charging point and paved driveway with parking for two vehicles, not forgetting the impressive views over Hornsea Mere.

A final advantage of the positioning of this property is that it is perfectly situated for access to the Trans Pennine Trail and within the development there are plans to create a nature walk that will link the development onto the trail.

EPC: B

Council Tax: B

Tenure: Freehold

Front Garden

Paved driveway with parking for two vehicles. Covered glass canopy porch to front door. Electrical charging point. Grassed area to the side.

Entrance Hall

Entrance door. Carpeted staircase to first floor, LVT flooring and radiator.

Lounge

13'1" x 11'10" (4.01 x 3.62)

Two front facing windows. LVT flooring and radiator.

Inner Hall

Large storage cupboard and door to W.C. LVT flooring.





Kitchen Day Room

16'4" x 14'6" (4.98 x 4.43)

Bi-fold doors and window to the rear. Range of fitted wall and base units with built in fridge freezer, dishwasher and microwave. Moveable breakfast bar with additional storage cupboards under. Quartz worktops with a 1 and a half bowl sink. Built in electric oven and electric hob with extractor fan over.

Utility Room

5'9" x 4'9" (1.77 x 1.47)

Window to the side. Fitted wall and base units with work surfaces over. Space and plumbing for a washing machine and tumble dryer. LVT flooring.

First Floor Landing

Loft access, carpet and radiator.

Master Bedroom

13'2" x 12'1" (4.02 x 3.69)

Two front facing windows. Quality built in wardrobes. Built in cupboard housing boiler. Carpet to flooring.

Ensuite

6'0" x 5'2" (1.85 x 1.6)

Window to the front. Step in shower, W.C., wash hand basin. Tiled walls and tiled floor, heated towel rail, shaver point and extractor fan.

Bedroom Two

9'8" x 8'3" (2.95 x 2.54)

Window to the rear with views over Hornsea Mere, built in quality wardrobes, carpet and radiator.

Bedroom Three

10'0" x 6'4" (3.05 x 1.94)

Window to the rear with views over Hornsea Mere. Built in quality wardrobes, carpet and radiator.

Bathroom

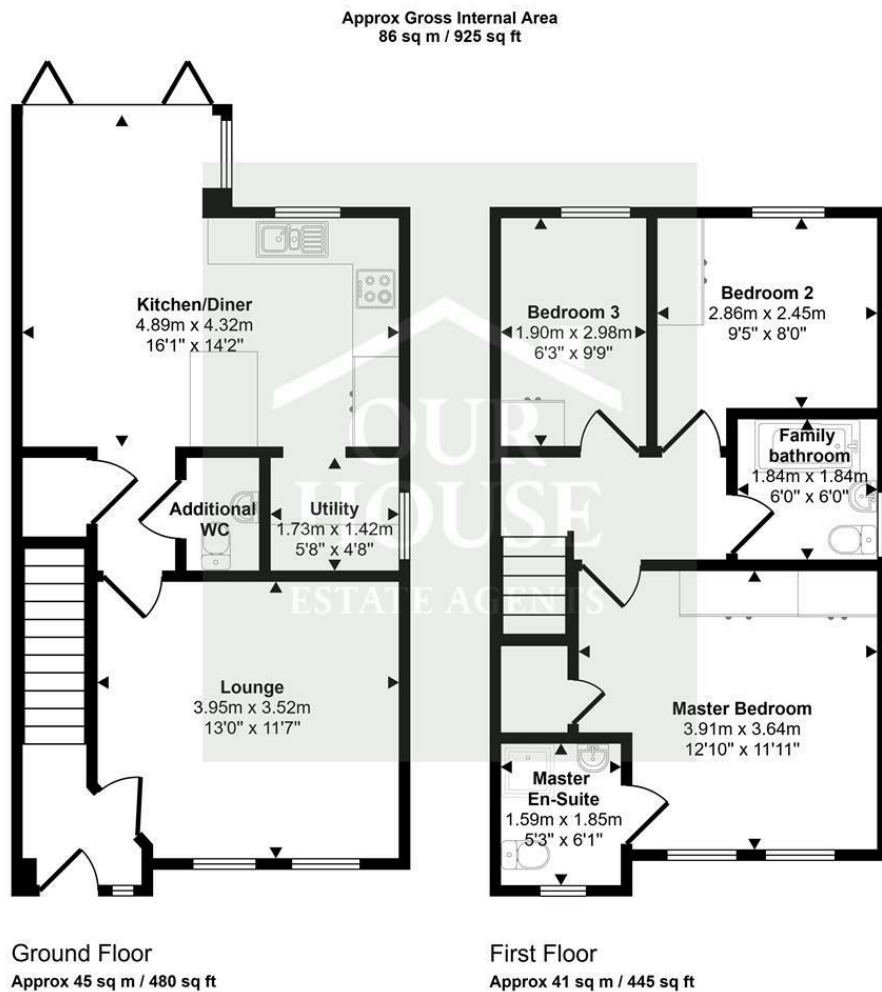
6'1" x 6'1" (1.87 x 1.86)

Window to the side. Three piece suite comprising of inset tiled bath with shower over, W.C. and hand wash basin. Tiled walls and floor, heated towel rail and extractor fan.

Garden

Laid mainly to lawn, fully enclosed with a wooden fence, paved areas and garden shed.



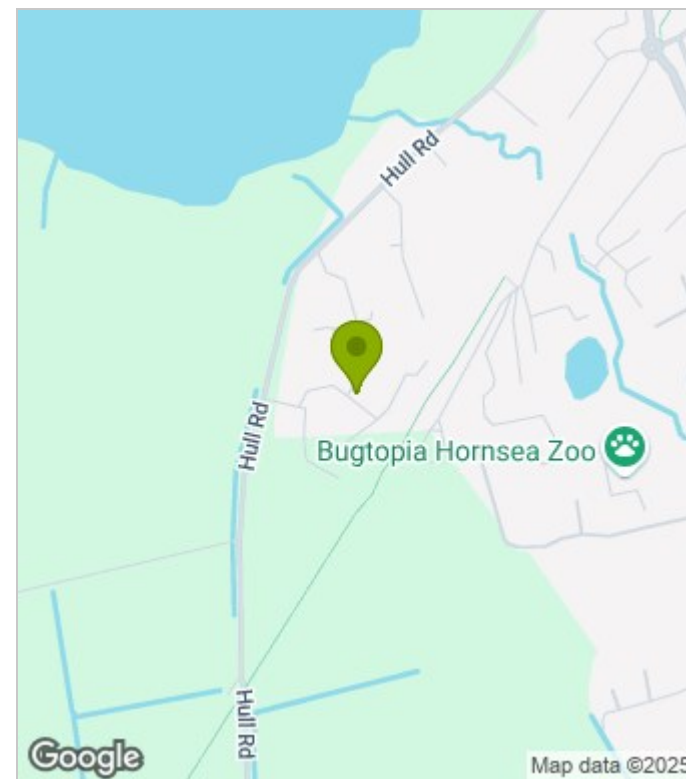


This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the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

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



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		95
(81-91) B	84	
(69-80) C		
(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	

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