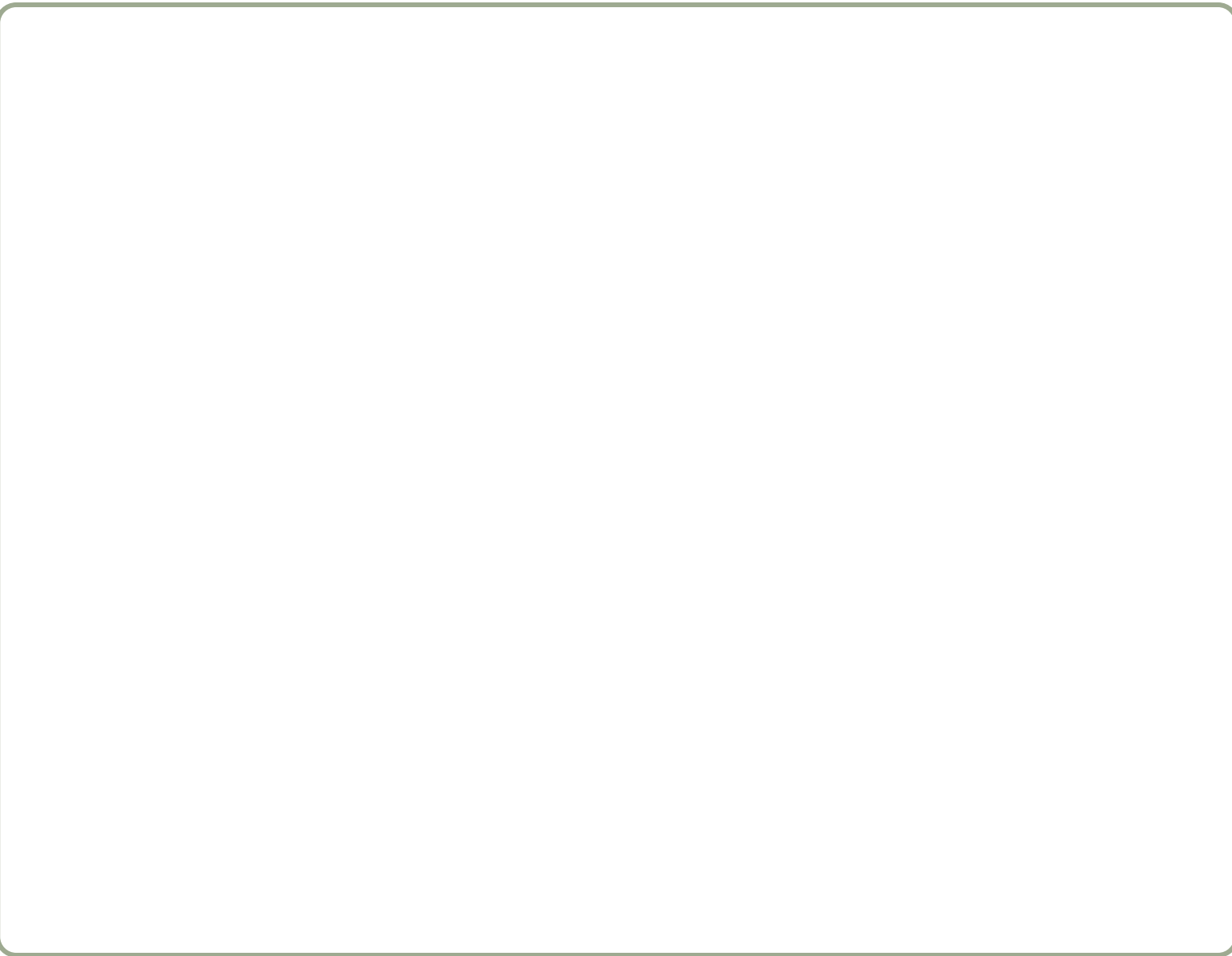
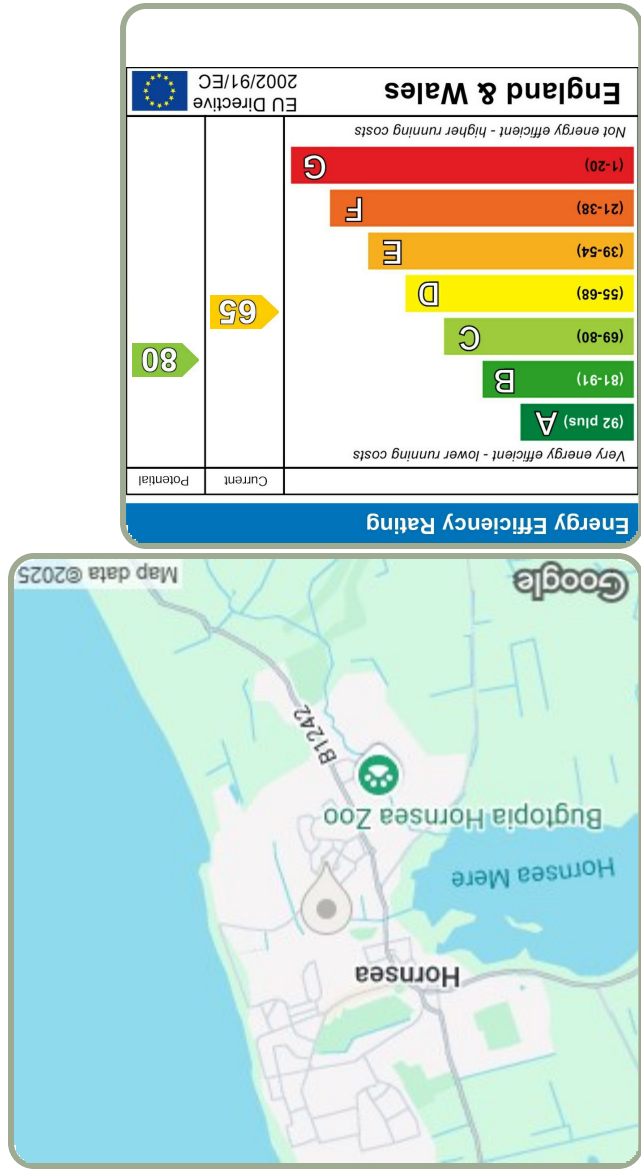


These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as 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.

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.

Viewing



Our House Estate Agents

20 Newbegin Hornsea, East Yorkshire, HU18 1AL
T. 01964 532121 | E. office@ourhouseestateagents.co.uk



11 Beresford Avenue, Hornsea, HU18 1SN
£157,500

3

1

2

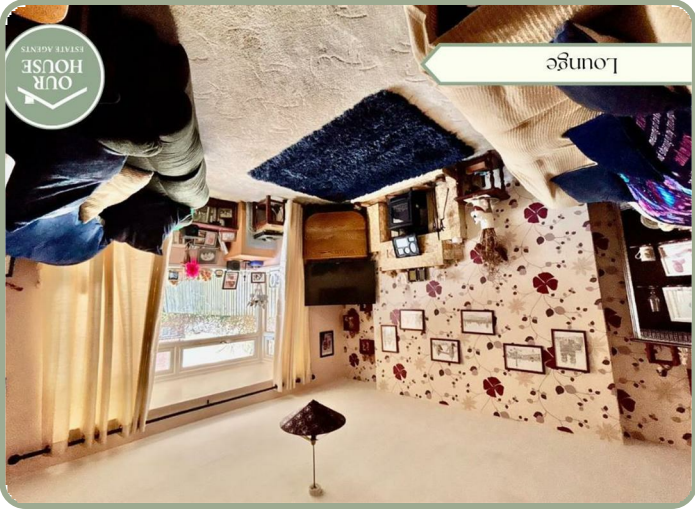
D

• SEMI DETACHED • 3 BEDROOMS • AMPLE OFF STREET PARKING • POPULAR LOCATION

Located in a popular family orientated area of Hornsea this three bedroom, traditional brick built semi-detached property offers great potential. Featuring generous living spaces, a large rear garden, and a driveway with parking for up to three cars, it's ideal for families or investors looking to add value. Close to schools, local amenities, and excellent transport links, this home provides both convenience and potential. With scope for modernisation, it's the perfect blank canvas to create your dream home.

The floorplan briefly comprises: entrance hall, lounge, sitting/ dining room, kitchen, utility, To the first floor, master bedroom and two further bedrooms, family bathroom. To the front, parking for three and garden to the rear.

EPC: D
Council Tax: A
Tenure: Freehold



Lounge



Sitting/ Dining Room



Kitchen



Utility



Master Bedroom



Bedroom 3

Front Garden
Brick paved driveway with parking for 3 cars and a dropped curb.

Entrance Hall
Entrance door, window to front of property, staircase to first floor, under stairs cupboard, radiator.

Sitting/Dining Room
12'10" x 10'9"
Window to front and side of property, open traditional fireplace, radiator, laminate flooring.

Lounge
13'0" x 12'5"
Bay window to rear of property, original open fireplace, radiator, carpeted.

Kitchen
11'0" x 5'8"
Windows to side and rear of property, fitted wall and base units, work surfaces, stainless bowl sink and single drainer, built in electric oven and hob, part tiled walls, extractor fan, vinyl flooring, space for under counter fridge, boiler.

Utility
9'1" x 5'10"
Two windows to side of property, door to garden, space and plumbing for washer and dryer, vinyl flooring, space for fridge freezer.

First Floor Landing
Window to front of property, cupboard, radiator, loft access.

Master Bedroom
12'11" x 12'0"
Window to rear of property, original fireplace, built in cupboards, radiator, carpeted.

Bedroom 2
12'0" x 8'7"
Window to rear of property, built in cupboard, radiator, carpeted.

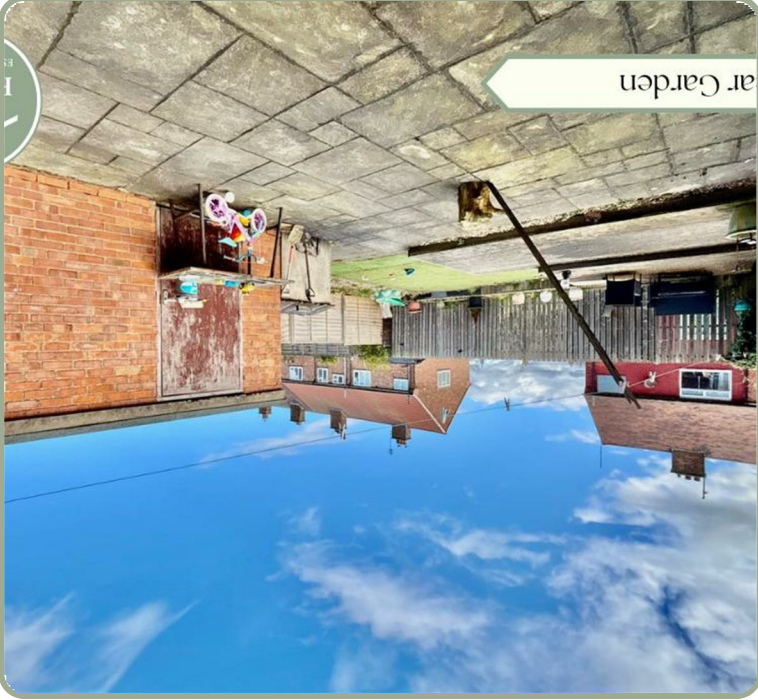
Bedroom 3
9'5" x 7'10"
Window to front of property, built in cupboard, radiator, carpeted.

Shower Room
6'8" x 5'6"
Window to front of property, W.C and hand wash basin in vanity unit, step in shower with cladding to walls, heated towel rail, vinyl flooring.

Rear Garden
Mainly paved with part artificial lawn and gravelled areas, fenced boundaries, raised decking and brick built shed.



Bathroom



Rear Garden



Front Garden