# linkagency



12, Seagran Avenue, Hessle, HU13 9ER £775 Per Calendar Month



- Very good condition
- 2 doubles + 1 single bedroom
- Large rear garden
- Sought after area
- Very good transport links

- 2 reception rooms
- Separate garage accessed from rear alleyway
- Well maintained
- Popular town with multiple amenities
- Hull city centre 5 miles









## Description

A ready to move-into 3 bedroom, 2 reception room, mid terrace home with a large rear garden and garage. In very good condition.

A holding deposit of £178.00 is payable on application.





## Kitchen 3 80m x 1.88m (12'47 x 6'16) **Reception Room 2** 4.77m x 3.25m (15'64 x 10'66) Reception Room 3.72m x 3.27m (12'20 x 10'72) Entrance

**Ground Floor** 

## Approximate Gross Internal Floor Area: 68.02 Sq Metres / 732.16 Sq Foot

(Not Including garage)

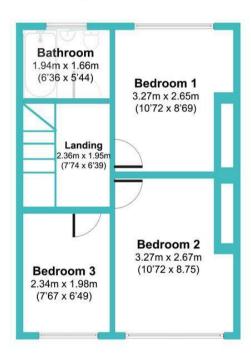




#### Disclaimer:

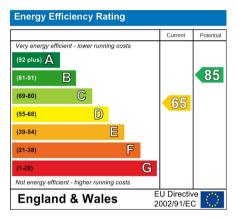
Floor plan, furniture and fixture measurements and dimensions are approximate and are for illustrative purposes only. We give no warranty or representation as to the accuracy and completeness of the floor plan.

First Floor



### Council Tax Band: B

#### Tenure:



						Current	Potentia
Very environn	entally	friendly - I	lower Co	02 emi	ssions		
(92 plus) 🔼							
(81-91)	B						
(69-80)		C					
(55-68)		D	)				
(39-54)			E				
(21-38)				F			
(1-20)					G		
Not environme	entally fr	iendly - h	igher C0	D2 emi	ssions		

Viewing

Please contact our office on 01405 768401 to arrange an appointment.

or email: enquiries@linkagency.co.uk

Link Agency,93 Pasture Road, Goole, East Yorkshire, DN14 6BP, 01405 768401

The Particulars are set out as a general outline only for the guidance of intended purchasers, and do not constitute any part of a conduct. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

T: 01482 699007 | enquiriesgoole@linkagency.co.uk | www.linkagency.co.uk Mulberry House, Hutton Cranswick, East Yorkshire YO25 9PN Company Reg No: 4924283

