

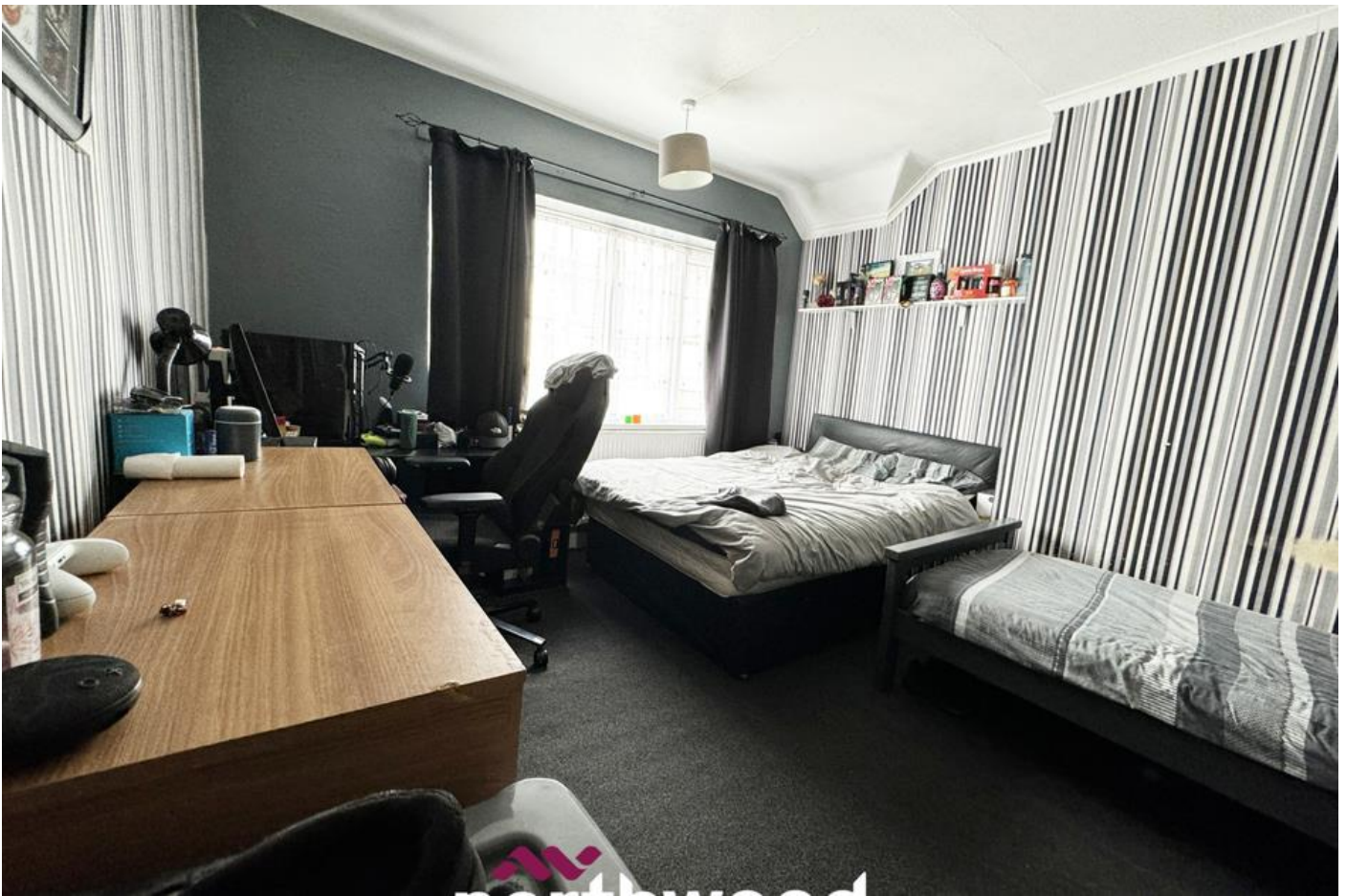


Mendip Avenue, Goole, Goole



OIRO £125,000

- No Chain
- Ideal Investment
- Quiet Location
- Perfect First Time Buy
- Close to Local Amenities
- Excellent Transport Links
- Freehold – Council tax band A
- EPC rating D



Offered for sale is this three bedroom family house set in a quiet residential area perfect for first time buyers or investors alike! Can be sold with tenant in situ or with vacant possession!

The property briefly comprises of; entrance hall, a generous reception room with good sized kitchen diner, to the first floor is three good sized bedrooms, and the family bathroom. The property has fully enclosed gardens to the front and rear with unrestricted on street parking.

The property is located in a quiet location of the popular port town of Goole. The property benefits from being ideally situated just a short distance away from the centre of Goole offering an array of local amenities. Within walking distance is Goole train station and just a short drive away from junction 36 of the M62 making this the perfect accessible property.



Entrance Hall

Living Room 4.55m x 3.18m (14'11" x 10'5")

Kitchen / Dining 4.60m x 2.80m (15'1" x 9'2")

Stairs & Landing

Bedroom One 3.56m x 4.00m (11'8" x 13'1")

Bedroom Two 3.30m x 2.70m (10'10" x 8'11")

Bedroom Three 2.40m x 3.00m (7'11" x 9'10")

Bathroom 4.00m x 2.00m (13'1" x 6'7")

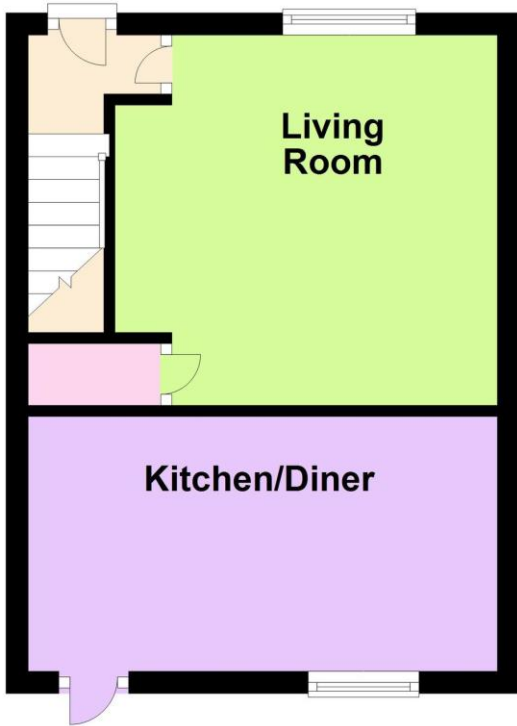
Disclaimer

Mendip Avenue -

Disclaimer These details are intended to give a fair description only and their accuracy cannot be guaranteed nor are any floor plans (if included) exactly to scale. These details do not constitute part of any offer or contract and are not to be relied upon as statements of representation or fact. Intended purchasers are advised to recheck all measurements before committing to any expense and to verify the legal title of the property from their legal representative. Any contents shown in the images contained within these particulars will not be included in the sale unless otherwise stated or following individual negotiations with the vendor. Northwood have not tested any apparatus, equipment, fixtures or services so cannot confirm that they are in working order and the property is sold on this basis.



Ground Floor



First Floor





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