



Whimbrel Avenue, Hornsea, HU18

Asking Price £65,000







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Located in the charming seaside town of Hornsea on the East Coast of Yorkshire, this delightful one-bedroom, ground-floor flat is selling with tenant in situ. The property features a welcoming front yard and convenient side access leading into a good-sized entrance hallway. From here, you'll find all other rooms, including a family bathroom, a handy storage cupboard, a bright double bedroom, a well-proportioned lounge, and a separate kitchen.

Benefiting from uPVC double glazing throughout and efficient gas central heating.

Hornsea retains a pleasant village atmosphere, making it a popular spot for both residents and visitors seeking a quieter coastal experience. The town centre features independent shops, charming tea rooms, and eateries, including traditional fish and chip shops. Hornsea is well-connected by road, with accessibility to the UK's motorway network. It's approximately 16 miles from the city of Hull, providing access to a larger urban centre.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	75 C	77 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

KEY FEATURES

- SELLING WITH TENANT IN SITU
- FANTASTIC INVESTMENT OPPORTUNITY
- 1 BEDROOM
- GROUND FLOOR APARTMENT
- LEASEHOLD
- GREAT LOCATION

DETAILS

Leasehold Details

Original Lease Term: 125 Years at 2003 Lease Term Remaining: 104 Years at 2024 Freeholder: East Riding Council Service charge for current period: £105.98 per annum Service charges vary dependent on necessary repairs.

Rental Information

Current rent: £495 pcm Market rent: £495 pcm Tenancy agreement: 6-month AST Tenancy start date: March 2024 Tenant info: Single, employed occupant, working.

Entrance Hall

With laminate flooring, radiator and doors leading to the bathroom, bedroom, living room and kitchen.

Bathroom

With vinyl flooring, WC, wash hand pedestal basin, double glazed window, bath tub, shower attachment and radiator.

Lounge

With laminate flooring, double glazed window and radiator.

Bedroom

With laminate flooring, radiator and double glazed window.

Kitchen

With vinyl flooring, central heating boiler, laminate work surfaces, hob, oven, extractor fan, sink/drainage, radiator and double glazed window.

Viewings

Strictly by appointment with selling agents. Please contact Wigwam Homes today to book your viewing.

Fixtures & Fittings

Various fixtures and fittings may be available by separate negotiation and need to be confirmed prior to processing a formal offer.

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