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**WIGWAM**  
HOMES



## North Leys Road, Hollym, HU19 2QN



**Price TBC**



4 BEDROOM DETACHED BUNGALOW WITH 2 ACRES OF LAND, EXCELLENT INCOME POTENTIAL AND MUCH MORE! SEE BELOW FOR MORE DETAILS!

Fantastic opportunity! This immaculate family home briefly offers entrance hall, lounge, hallway, 4 bedrooms, en-suite, bathroom and kitchen/open plan living. Outside Approximately 2 Acres of land surround the property. Located on the land is a large steel framed barn including entertainment area, 1 bedroomed annex, stables, storage units, bus air b&b, camping site, communal area, shower block and car park.

### Property HIGHLIGHTS

- Detached Bungalow
- 4 Double Bedrooms
- Immaculately Presented
- Including Existing Business
- 2 Acres

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## Property DETAILS

### Outside

Approximately 2 Acres of land surround the property. Located on the land is a large steel framed barn including entertainment area, 1 bedroomed annex, stables, storage units, bus air b&b, camping site, communal area, shower block and parking lot.

### Robyn's Retreat

Robyn's retreat is located in the rear garden and has been converted from the stables to a brand-new luxury 1 bedroom annex or holiday let. The building will sleep 4 and ranges from £85-£95 per night depending on the time of year.

### Daisy's Decker

This fantastic double decker bus has been transformed into an amazing holiday let. The bus was a Denice Strident 1999 which has been converted into an accommodation that sleeps up to 5 people and costs £180 per night. Fully self-contained with integrated appliances and includes private garden.

### Horse Box

The horse box has partly been converted into an accommodation that sleeps up to 4 people with a double bed and sofa bed. Fully self-contained with its own shower and decking area. White goods will need to be finished off. The horse box has never been used as an accommodation as of yet but was to be listed for £100 per night.

### Caravan & Camping Club Field

Situated in far rear field. The field can accommodate up to 5 caravans or 10 tents with planning permission to site 12 seasonal caravans with the East Yorkshire Council. There is a park for children on the grounds that can be used to the side of the shower block.

### Shower Block

Including communal area with integrated facilities with hot and cold water for the campers. Separate WC's and showers for women and men. The showers cost £1 per 5 minutes.

### Rear Left Field

Within these grounds features brand new hard standings for motor homes etc.

## **Location**

Situated in the quiet and desirable village Hollym, short driveaway to Withernsea which is a popular seaside resort that lies approximately 20 miles to the east of the city of Hull and offers a variety of shopping facilities including a Tesco supermarket together with schooling and recreational facilities such as it's private members 9/18 hole golf course with a 5\* restaurant and clubhouse, white inland famous lighthouse and it's BLUE FLAG beach. Local attractions include the weekly market and the lighthouse which is well known as being the only one which is on-shore in the region.

## **Property Details**

### **Entrance Hall**

With laminate flooring, double glazed windows, radiator, doors leading to the utility and lounge.

### **Utility**

With laminate flooring and plumbing for washer/dryer.

### **Lounge**

This spacious living area features carpet flooring, radiator, double glazed windows, spotlights, doors leading to the outside and hallway.

### **Hallway**

With carpet flooring, radiators, loft access, storage cupboards and doors leading to the bedrooms, bathroom and kitchen/living area.

### **Bedroom 1**

With fitted sliding wardrobes, carpet flooring, radiator, double glazed window and door leading to the en-suite.

### **En-Suite**

With tiled flooring, WC, wash hand vanity basin, shower cubicle and towel radiator.

### **Bedroom 2**

With carpet flooring, fitted wardrobes, double glazed window and radiator.

### **Bedroom 3**

With carpet flooring, radiator, double glazed window and fitted wardrobes.

### **Bedroom 4**

With carpet flooring, radiator and double glazed window.

### **Bathroom**

With tiled flooring, bath cubicle, shower cubicle, WC, wash hand vanity basin, double glazed window, spotlights and towel radiator.

### **Kitchen/Living Area**

Wow! This fantastic kitchen is breath taking! Perfect for entertaining or snuggling up near the fire! Offering central island, carpet flooring, tiled flooring, solid wood work surfaces, double glazed windows, sink/drain, hob, double oven, 2 integrated microwaves, space for appliances, spotlights, log burner and patio doors leading to the rear aspect.

