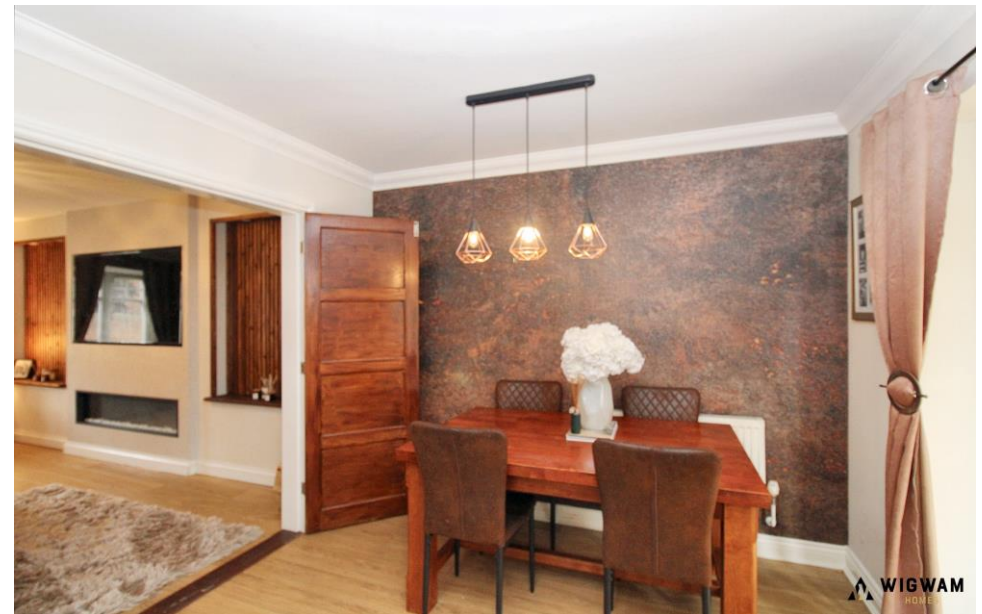




Cromwell Road, Hedon, HU12

Offers Over £260,000













Cromwell Road, Hedon, HU12

Step into this amazing detached family home with a lounge, reception room, kitchen, conservatory, utility room, and a downstairs WC on the ground floor. Upstairs, you'll find 4 bedrooms with an en-suite and a bathroom. Enjoy the rear garden, driveway, and garage. This property offers a perfect blend of space and comfort for your family's needs. Don't miss the chance to call this place your new home sweet home!

Located only a short distance to Hedon town centre and all the amenities this thriving town has to offer. The Historic Town of Hedon is located just off the A1033, approximately seven miles to the east of the centre of Hull. A weekly market is held in St Augustines Gate where a variety of local shops can be found. Considered as the Gateway to Holderness, Hedon also serves many of the nearby villages.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C	75 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

KEY FEATURES

- Detached
- 4 Bedrooms
- En-Suite & Downstairs WC
- Multiple Reception Rooms
- Utility Room

DETAILS

Entrance Hall

With wooden panel flooring, stairs leading to first floor, door leading to lounge and door leading to front aspect.

Lounge

With wooden panel flooring, door leading to entrance hall, double glazed window, radiator, feature fireplace and doors leading to reception room.

Reception Room

With wooden panel flooring, radiator, doors leading to lounge, open arch leading to kitchen and patio doors leading to conservatory.

Kitchen

With wooden panel flooring, radiator, laminate work surfaces, sink/drainage, cabinets, double glazed window, integrated oven, integrated hob, fan extractor, space for appliances, open arch leading to reception room, door leading to under stair storage and door leading to utility room.

Utility Room

With wooden panel flooring, radiator, space for appliances, laminate work surfaces, cabinets, door leading to kitchen, door leading to side aspect and door leading to downstairs WC.

Downstairs WC

With vinyl flooring, radiator, WC, hand wash basin, double glazed window and door leading to utility room.

Conservatory

With wooden panel flooring, double glazed windows, patio doors leading to rear garden, log burner and patio doors leading to reception room.

Bedroom 1

With carpet flooring, built in wardrobes, radiator, double glazed window and door leading to en-suite.

En-Suite

With vinyl flooring, WC, radiator, pedestal hand wash basin, double glazed window, shower cubicle with shower attachment and door leading to bedroom 1.

Bedroom 2

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

Bedroom 3

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

Bedroom 4

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

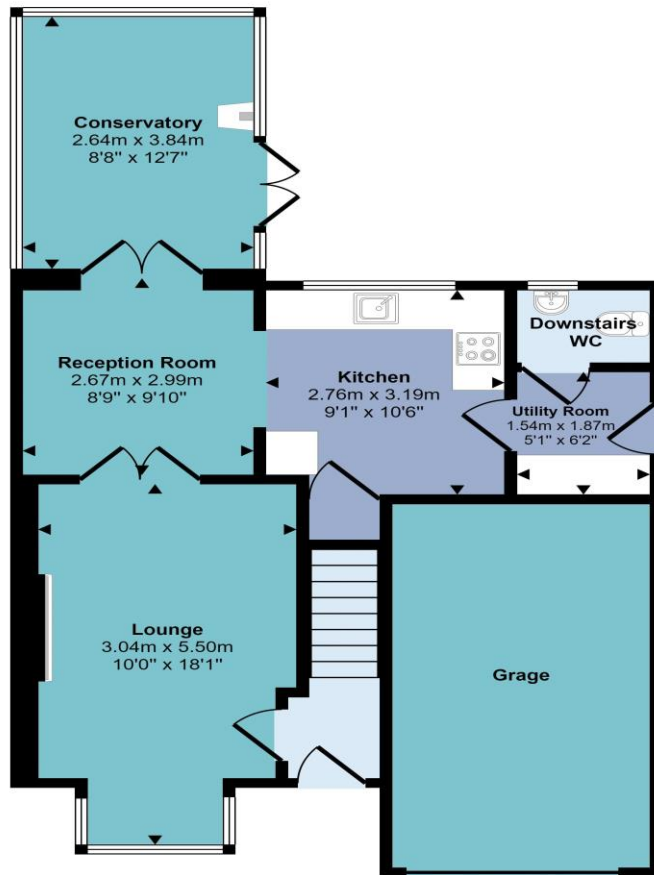
Bathroom

With tiled flooring, radiator, WC, vanity hand wash basin, double glazed window, and bath tub with shower attachment.

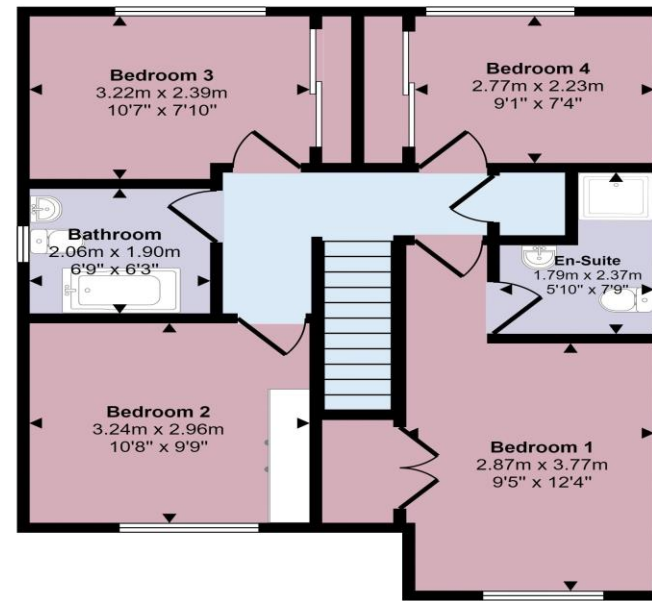
Rear Garden

With patio flooring, artificial lawn, access to the front aspect, fence boundary, door leading to utility room and patio doors leading to conservatory.

Approx Gross Internal Area
127 sq m / 1370 sq ft



Ground Floor
Approx 70 sq m / 755 sq ft



First Floor
Approx 57 sq m / 615 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.