



**Queens Court Dock Street, Hull HU1 3DL**

***Welcome to***

**Queens Court Dock Street, Hull**

Apartment 114 Queens Court, 50 Dock Street, Hull, HU1 3DL

We are acting in the sale of the above property and have received an offer of £132,000 on the above property.

Any interested parties must submit any higher offers in writing to the selling agent before exchange of contracts takes place.



### **Entrance Hall**

Storage cupboard and an electric radiator.

### **Lounge**

32' 10" max x 17' 3" max ( 10.01m max x 5.26m max )  
Double glazed french style doors to the side leading to balcony with city view, double glazed window surround and electric radiator.

### **Kitchen/ Diner**

7' 7" x 8' 10" ( 2.31m x 2.69m )  
Fitted kitchen with a range of glossy wall and base units, 4 ring electric hob with hood over, integrated cooker, belfast style sink, integrated fridge freezer, integrated washing machine, integrated dishwasher, spotlights and tiled floor.

### **Bedroom 1**

16' 5" max x 13' max ( 5.00m max x 3.96m max )  
Double glazed window to the front and built in wardrobe.

### **En-Suite**

En-suite with corner shower, low level W/C, pedestal wash hand basin, towel style radiator, extractor fan, spotlights and tiled floor.

### **Bedroom 2**

11' 11" max x 11' 3" max ( 3.63m max x 3.43m max )  
Double glazed window to the front and electric radiator.

### **Bathroom**

Bathroom with panelled bath and shower over, low level W/C, pedestal wash hand basin, towel style radiator, spotlights and towel style radiator.



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## Welcome to

### Queens Court Dock Street, Hull

- 2 Bedroom Penthouse Apartment
- Master With En-Suite
- Secure Parking
- Wrap Around Balcony
- City Centre Living

Tenure: Leasehold EPC Rating: D

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2002. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £120,000

### Directions to this property:

See below map for property location, for further information please contact the Residential Sales Team on 01482 447748.



Please note the marker reflects the postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/NEA118701](http://williamhbrown.co.uk/Property/NEA118701)



Property Ref:  
NEA118701 - 0013

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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