



**Mayfield Street, Hull HU3 1NT**

**Welcome to**

**Mayfield Street, Hull**

William H. Brown is delighted to market this 3 bedroom mid terraced property with loft space. The property has tonnes of potential and is to be sold with no chain!



### **Entrance Hall**

Double glazed entrance door to the front with double glazed window over, understair cupboard and a radiator.

### **Lounge**

11' 11" x 12' 9" max ( 3.63m x 3.89m max )  
Double glazed window to the front, coving to the ceiling, decorative ceiling rose and a radiator.

### **Dining Room**

12' x 10' 5" max ( 3.66m x 3.17m max )  
Double glazed window to the rear, feature fire surround, coving to the ceiling, cornices and decorative ceiling rose.

### **Kitchen**

26' 4" x 9' 10" ( 8.03m x 3.00m )  
Fitted kitchen with a range of wall and base units, double range cooker, stainless steel sink, plumbing for an automatic washing machine, plumbing for an automatic dishwasher, boiler, radiator, two single glazed windows to the side, double glazed window to the side, single glazed window to the rear and double glazed door to the side.

### **Landing**

Split level landing with fixed staircase to the loft, double glazed velux style window to the rear and a radiator.

### **Bedroom 1**

11' 11" x 17' 8" max ( 3.63m x 5.38m max )  
Two single glazed windows to the side, recess storage, radiator, coving to the ceiling and a decorative ceiling rose.

### **Bedroom 2**

14' 4" max x 10' 1" max ( 4.37m max x 3.07m max )  
Double glazed window to the rear and a radiator.

### **Bedroom 3**

12' x 11' 9" max ( 3.66m x 3.58m max )  
Single glazed window to the rear, recess storage, radiator and coving to the ceiling.

### **Bathroom**

Bathroom with panelled bath with shower over, low level W/C, vanity wash hand basin, towel style radiator and single glazed window to the side.

### **Loft Space**

14' 1" x 16' 6" ( 4.29m x 5.03m )  
Double glazed velux window to the rear and a radiator.

### **Rear Garden**

Concrete yard with paved patio and wall and fence surround.



**view this property online** [williamhbrown.co.uk/Property/NEA119029](http://williamhbrown.co.uk/Property/NEA119029)





## Welcome to

### Mayfield Street, Hull

- 3 Bedroom Mid-Terraced House
- No Chain
- Loft Space
- Requires A Degree Of Upgrading
- Great Local Amenities

Tenure: Freehold EPC Rating: E

# £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/NEA119029](http://williamhbrown.co.uk/Property/NEA119029)



Property Ref:  
NEA119029 - 0003

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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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