



Bricknell Avenue, Hull HU5 4NS

welcome to

Bricknell Avenue, Hull

William H. Brown is delighted to market this 3 bedroom mid terraced property that is in move in condition! The property is to be sold with no chain and an outbuilding that is being used as a bar!



Entrance Hall

Double glazed entrance door to the front, double glazed window to the front, understairs cupboard and a radiator.

Lounge

15' 7" max x 13' max (4.75m max x 3.96m max)

Double glazed bay window to the front, feature fire surround with gas fire, radiator and coving to the ceiling.

Dining Room

19' 6" max x 11' 7" max (5.94m max x 3.53m max)

Double glazed french style doors to the rear, feature fire surround with electric fire and a radiator.

Kitchen

16' 3" max x 9' 4" max (4.95m max x 2.84m max)

Fitted kitchen with a range of shaker style wall and base units, work surfaces, 4 ring gas hob with hood over, integrated oven, anthracite style sink, plumbing for an automatic washing machine, integrated dishwasher, integrated coffee machine, radiator, double glazed window to the rear and double glazed door to the rear.

Landing

Access to the loft.

Bedroom 1

15' 6" into bay x 9' 3" plus wardrobe (4.72m into bay x 2.82m plus wardrobe)

Double glazed bay window to the front, fitted wardrobes and a radiator.

Bedroom 2

12' 5" into bay x 11' 5" max (3.78m into bay x 3.48m max)

Double glazed box style bay window to the rear, storage cupboard housing the boiler and a radiator.

Bedroom 3

7' 10" x 7' 4" (2.39m x 2.24m)

Double glazed window to the front and a radiator.

Wet Room

Wet room with wet room style shower, low level W/C, wall wash hand basin, radiator, extractor fan and two double glazed windows to the rear.

Front Garden

Rear Garden

Raised decking area, pergola, gravelled area, garden shed and rear ten foot access.

Bar

16' x 8' 5" (4.88m x 2.57m)

Bar with electrics and electric wall radiator.



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Bricknell Avenue, Hull

- 3 Bedroom Mid Terraced Property
- Move In Condition
- Outbuilding Used As A Bar
- Kitchen With Lots Of Upgrades
- To Be Sold With No Chain

Tenure: Freehold EPC Rating: C
Council Tax Band: B

directions to this property:

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

offers in excess of

£190,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
NEA119333 - 0007

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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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