



Hudson Gardens, Cave Street Hull HU5 2TY

Welcome to

Hudson Gardens, Cave Street Hull

William H. Brown is delighted to market this 2 bedroom bungalow! The property is for over 55's and shared ownership!



Entrance Porch

Double glazed entrance door to the front.

Entrance Hall

With storage cupboard and access to the loft.

Lounge

18' 1" max x 11' 3" max (5.51m max x 3.43m max)

Double glazed french style doors to the rear, double glazed window to the rear, electric wall fire and two electric wall heaters.

Kitchen

8' 1" x 10' (2.46m x 3.05m)

Fitted kitchen with a range of wall and base units, 4 ring induction hob with hood over, integrated oven, stainless steel sink, integrated fridge freezer, integrated washing machine, electric wall heater and double glazed window to the front.

Bedroom 1

11' 7" x 10' 8" (3.53m x 3.25m)

Double glazed window to the rear and an electric wall heater.

Bedroom 2

8' 2" x 8' 6" (2.49m x 2.59m)

Double glazed window to the front and an electric wall heater.

Shower Room

Shower room with double corner shower, vanity W/C and wash hand basin, tiled walls, extractor fan and electric wall heater.

Rear Garden

Communal rear garden with wooden shed providing lots of extra storage.



view this property online williamhbrown.co.uk/Property/NEA119340



Welcome to

Hudson Gardens, Cave Street Hull

- 2 Bedroom Bungalow
- Over 55's Only
- To Be Sold With No Chain
- Great Local Amenities
- 70% Shared Ownership

Tenure: Leasehold EPC Rating: E

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£63,000

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/NEA119340



Property Ref:
NEA119340 - 0007

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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.



william h brown



01482 447748



NewlandAvenue@williamhbrown.co.uk



82 Newland Avenue, HULL, East Yorkshire, HU5 3AB



williamhbrown.co.uk