



**Stable Way, Kingswood, Hull, HU7 3FA**

**Welcome to**

**Stable Way, Kingswood, Hull**

William H. Brown proudly presents this stunning 4-bed detached house in Kingswood, Hull. Modern amenities, family-friendly vibe, and prime location make it the epitome of comfort and luxury. With off-road parking & integral garage this is a must see!





**Ground Floor**



**First Floor**

**Entrance Hall**

9' 3" max x 6' 1" max ( 2.82m max x 1.85m max )

**Cloakroom**

**Living Room**

16' max x 13' 9" max ( 4.88m max x 4.19m max )

**Kitchen**

21' 6" max x 10' 3" max ( 6.55m max x 3.12m max )

**Utility Room**

6' 5" max x 4' 5" max ( 1.96m max x 1.35m max )

**Landing**

**Bedroom 1**

13' 9" max x 13' 4" max ( 4.19m max x 4.06m max )

**Ensuite**

8' 1" max x 4' 5" max ( 2.46m max x 1.35m max )

**Bedroom 2**

12' 3" max x 8' 4" max ( 3.73m max x 2.54m max )

**Ensuite**

8' 4" max x 3' 9" max ( 2.54m max x 1.14m max )

**Bedroom 3**

11' 4" max x 10' 4" max ( 3.45m max x 3.15m max )

**Bedroom 4**

11' 6" max x 7' 5" max ( 3.51m max x 2.26m max )

**Bathroom**

8' 7" max x 5' 5" max ( 2.62m max x 1.65m max )

**Integral Garage**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

## Welcome to

### Stable Way, Kingswood, Hull

- FOUR BEDROOM DETACHED HOUSE IN A QUIET CUL-DE-SAC LOCATION
- CHAIN-FREE
- COUNCIL TAX BAND: E
- OFF-ROAD PARKING & INTEGRAL GARAGE WITH ELECTRIC VEHICLE CHARGING POINT
- FAMILY BATHROOM & TWO EN-SUITES

Tenure: Freehold EPC Rating: B

# £350,000



Please note the marker reflects the postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/HDR121589](https://www.williamhbrown.co.uk/Property/HDR121589)



Property Ref:  
HDR121589 - 0006

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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.

## Directions to this property:

For more information please contact the branch on 01482 327913.



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