



St. Andrews Way, Hull, HU8 8JJ

Welcome to

St. Andrews Way, Hull

William H. Brown are delighted to market this 4-bedroom semi-detached house on St. Andrews Way. Located in a quiet spot off James Reckitt Avenue, it offers ample parking and great potential. While requiring modernisation, it's ideal for first-time buyers or investors seeking a project.





Ground Floor



First Floor

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

Location

St. Andrews Way is situated in a peaceful and highly sought-after location just off James Reckitt Avenue, one of the area's most desirable residential streets. Known for its quiet and family-friendly atmosphere, this area offers a perfect balance of convenience and tranquillity, making it an excellent choice for both families and professionals. The location is tucked away from busy roads, providing a sense of privacy while remaining well-connected to the wider city.

Residents benefit from a wealth of nearby amenities, including shops, supermarkets, and cafes, all within easy reach. The area is served by excellent local schools, which makes it a particularly popular choice for families. For those who enjoy outdoor spaces, nearby parks and green areas provide opportunities for leisure and relaxation, further enhancing the appeal of this location.

In terms of transport, St. Andrews Way is ideally positioned for commuters, with convenient access to major road networks and public transport options. The surrounding area also boasts a strong community feel, with friendly neighbours and a welcoming environment. Whether you're looking for peace and quiet or easy access to urban amenities, this location truly has the best of both worlds.

Entrance Hall

Living Room

16' 3" max x 16' (4.95m max x 4.88m)

Dining Room

13' 11" max x 7' 6" max (4.24m max x 2.29m max)

Kitchen

16' 6" max x 9' 5" max (5.03m max x 2.87m max)

Conservatory

13' 9" max x 9' 11" (4.19m max x 3.02m)

Landing

Bedroom 1

12' 9" max x 9' 10" (3.89m max x 3.00m)

Bedroom 2

10' 10" max x 7' 2" max (3.30m max x 2.18m max)

Bedroom 3

13' 6" max x 9' 7" max (4.11m max x 2.92m max)

Bedroom 4

10' 10" max x 8' 6" max (3.30m max x 2.59m max)

Bathroom

7' 3" max x 6' 2" max (2.21m max x 1.88m max)

Shower Room

Loft Space

Front Garden

Rear Garden

Please Note: We have been informed that the side extension was added prior to the current vendors' ownership.

Welcome to

St. Andrews Way, Hull

- GUIDE PRICE £150,000 - £170,000
- FOUR BEDROOM SEMI-DETACHED HOUSE
- OFF-ROAD PARKING FOR MULTIPLE CARS AND TANDEM-LENGTH GARAGE
- COUNCIL TAX BAND: C
- CHAIN-FREE
- IN NEED OF SOME MODERNISATION

Tenure: Freehold EPC Rating: C

guide price

£150,000 - £170,000

Directions to this property:

Please see below map, or for further information, please contact the residential sales team on 01482 327913.



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/HDR122458



Property Ref:
HDR122458 - 0005

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