



Holland Street, Hull, HU9 2JB

Welcome to

Holland Street, Hull

Ideal for first-time buyers or investors, this 2-bedroom end of terrace home on Holland Street is offered with no onward chain. Conveniently located near shops, schools, and transport links, it features a low-maintenance rear yard and a spacious through lounge.



Living Room

23' 5" max x 12' 6" max (7.14m max x 3.81m max)

Kitchen

8' 9" max x 6' 3" max (2.67m max x 1.91m max)

Bedroom 1

15' 1" max x 11' 3" max (4.60m max x 3.43m max)

Bedroom 2

11' 10" max x 8' 8" max (3.61m max x 2.64m max)

Bathroom

8' 3" max x 6' 2" max (2.51m max x 1.88m max)

On-Street Parking

Please Note: This property is being sold as seen so there is limited material information available.

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Holland Street, Hull

- THROUGH LOUNGE
- CHAIN-FREE
- COUNCIL TAX BAND: A
- END TERRACE
- LOW MAINTENANCE REAR YARD

Tenure: Freehold EPC Rating: D

Council Tax Band: A

£60,000



view this property online williamhbrown.co.uk/Property/HDR122733



Property Ref:
HDR122733 - 0002

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.

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



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