



Aston Road, Willerby HU10 6SD

Welcome to

Aston Road, Willerby

GUIDE PRICE £130,000 - £140,000

Well Presented Home In Willerby with - Entrance Hall, Lounge, Fitted Kitchen, 2 Bedrooms, Family Shower Room & Gardens! - Call us now and book your viewing!



Entrance Hall

With double glazed door to the front, radiator and stairs to the First Floor.

Lounge

14' 2" max x 11' 1" into recess (4.32m max x 3.38m into recess)

With double glazed window to the front and side, electric fire, radiator and storage cupboard.

Kitchen

14' 1" x 8' 2" (4.29m x 2.49m)

Fitted kitchen with a range of wall and base units, work surfaces, sink and drainer unit, gas hob, electric oven, cooker-hood, plumbing for an automatic washing machine, radiator, cupboard housing central heating boiler, double glazed window to the rear and double glazed patio style doors.

First Floor

Landing

With loft access.

Bedroom 1

14' 2" max x 12' 5" max (4.32m max x 3.78m max)

With double glazed windows to the front and side, radiator and spot light points.

Bedroom 2

10' 2" x 7' 7" (3.10m x 2.31m)

With double glazed window to the rear, radiator and spot light points.

Shower Room

Shower Room with shower cubicle, low level wc, vanity wash hand basin, towel style radiator and double glazed window to the rear.

Outside

Front Garden

With path, gravelled area and fencing.

Rear Garden

With lawned area, decking area, gravelled area, shed, fenced surround and rear tenfoot access.



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Welcome to

Aston Road, Willerby

- GUIDE PRICE £130,000 - £140,000
- Lovely Mid-Terrace Home In Willerby
- 2 Bedrooms
- Well Presented Throughout
- Extremely Popular Residential Location

Tenure: Freehold EPC Rating: D

guide price

£130,000 - £140,00

Directions to this property:

See below map for property location, for further information on the local area please contact the Residential Sales Team on 01482 653111.



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/WBY109994



Property Ref:
WBY109994 - 0004

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.



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