

Finkle Street, Cottingham HU16 4AU



Welcome to

Finkle Street, Cottingham

GUIDE PRICE £160,000 - £170,000

Lovely Home In Cottingham with - Entrance Porch, Lounge, Dining Room, Fitted Kitchen, 2 Bedrooms, Family Bathroom, Gardens & Garage! Call us now to book your viewing!













Entrance Porch

With double glazed french style doors to the front.

Lounge

13' 5" into bay x 12' 5" (4.09m into bay x 3.78m) With door to the front, double glazed bay window to the front, gas fire with wooden surround, decorative ceiling rose, radiator and coving to the ceiling.

Dining Room

12' 4" x 12' 2" (3.76m x 3.71m) With double glazed window to the rear, radiator, coving to the ceiling, understairs cupboard and stairs to the First Floor.

Kitchen

12' 8" x 6' 7" (3.86m x 2.01m) Fitted kitchen with a range of wall and base units, work surfaces, stainless steel sink and drainer unit, space for a cooker, plumbing for a dishwasher, double glazed window to the side and coving to the ceiling.

Rear Lobby

With storage cupboard and double glazed door to the side.

Bathroom

Bathroom with bath with electric shower over, low level wc, wash hand basin, radiator, built in cupboard, extractor fan and double glazed window to the side.

First Floor

Bedroom 1

15' 2" max x 12' 4" max (4.62m max x 3.76m max) With double glazed window to the rear, built in cupboard, radiator and coving to the ceiling.

Bedroom 2

12' 4" x 10' 8" (3.76m x 3.25m) With double glazed window to the front, 2 radiators, coving to the ceiling and loft access.

Outside

Front Garden

With wall with wrought iron fixings, wrought iron gate and paved front.

Rear Garden

With block paved patio area, borders housing plants and shrubs, wall, timber fencing and rear access gate.

Garage

15' 8" x 7' 9" ($4.78m \times 2.36m$) With power, single glazed windows to the side and rear and up and over door.





Welcome to

Finkle Street, Cottingham

- GUIDE PRICE £160,000 £170,000
- Well Presented Home In Cottingham
- 2 Bedrooms
- Garage
- Extremely Popular Residential Location

Tenure: Freehold EPC Rating: D

guide price

£160,000 - £170,000

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.

view this property online williamhbrown.co.uk/Property/WBY110065



Property Ref: WBY110065 - 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.

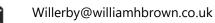
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