



Centurion Place, Welton Road, Brough HU15 1QZ

Welcome to

Centurion Place, Welton Road, Brough

GUIDE PRICE £100,000 - £110,000

Beautiful Apartment In Brough With - Entrance Hall, Spacious Lounge/Diner, Fitted Kitchen, 2 Bedrooms, Family Bathroom, Communal Gardens & Allocated Parking Space! Call and book your viewing today!



Entrance Hall

With double glazed door to the front, coving to the ceiling, boiler cupboard, loft access and stairs to the First Floor.

Lounge/ Diner

14' 3" x 10' 8" (4.34m x 3.25m)

With double glazed window to the rear, radiator and coving to the ceiling.

Kitchen

7' 4" x 8' 3" (2.24m x 2.51m)

Fitted kitchen with a range of wall and base units, work surfaces, stainless steel sink and drainer unit, breakfast bar, electric hob, electric oven, cooker-hood, integrated fridge freezer, plumbing for an automatic washing machine, coving to the ceiling and double glazed window to the rear.

Bedroom 1

13' 6" into bay x 8' 7" (4.11m into bay x 2.62m)

With double glazed bay window to the front, radiator and coving to the ceiling.

Bedroom 2

11' 9" x 6' 1" (3.58m x 1.85m)

With double glazed window to the front, radiator and coving to the ceiling.

Bathroom

Bathroom with bath with mains shower over, low level wc, vanity wash hand basin, spot light points, towel style radiator and coving to the ceiling.

Outside

Communal gardens and allocated parking space.



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Centurion Place, Welton Road, Brough

- GUIDE PRICE £100,000 - £110,000
- First Floor Apartment In Brough
- 2 Bedrooms
- Spacious Lounge/Diner
- Communal Gardens & Allocated Parking Space

Tenure: Leasehold EPC Rating: C

This is a Leasehold property with details as follows; Term of Lease 999 years from 31 Jul 2007. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

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Property Ref:
WBY110719 - 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.

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



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