



Scaife Close, COTTINGHAM HU16 5LT

Welcome to

Scaife Close, COTTINGHAM

GUIDE PRICE £500,000 - £550,000

Stunning Home In Cottingham with -Hall, Lounge, Study, Kitchen/Diner/Day Room, Utility Room, Cloakroom, Master Suite With Dressing Area & En Suite, 2nd Bedroom & En Suite, 2 Further Bedrooms, Family Bathroom, Gardens, Garage/Cinema/Family Room, Off Street Parking!



Entrance Hall

With double glazed door to the front with matching side screens and stairs to the First Floor.

Cloakroom

With low level wc, wash hand basin and radiator.

Study

11' 2" x 9' (3.40m x 2.74m)

With double glazed window to the front and radiator.

Lounge

11' 6" x 14' 2" (3.51m x 4.32m)

With double glazed window to the front, television point and radiator.

Kitchen

15' 5" max x 33' 6" max (4.70m max x 10.21m max)

Fitted kitchen with a range of wall and base units, work surfaces, sink and drainer unit, central island, 5 burner gas hob, double electric oven, integrated dishwasher, integrated fridge freezer, spot light points, 3 radiators, double glazed window to the rear and 2 sets of double glazed french style doors leading to the Rear Garden.

Utility Room

5' 1" x 7' 8" (1.55m x 2.34m)

With a range of wall and base units, sink and drainer unit, work surfaces, radiator, plumbing for an automatic washing machine and double glazed window to the side.

First Floor

Landing

With storage cupboard and loft access.

Bedroom 1

11' 7" x 12' 5" (3.53m x 3.78m)

With double glazed window to the front and radiator.

Dressing Area

11' 2" x 6' 9" (3.40m x 2.06m)

With double glazed window to the rear and radiator.

En Suite

En Suite with shower cubicle, low level wc, wash hand basin, radiator and double glazed window to the rear.

Bedroom 2

10' 1" x 11' 6" (3.07m x 3.51m)

With double glazed window to the front and radiator.

En Suite

En Suite with shower cubicle, low level wc, wash hand basin and radiator.

Bedroom 3

11' 2" x 10' 6" (3.40m x 3.20m)

With double glazed window to the rear and radiator.

Bedroom 4

9' 3" x 10' 4" (2.82m x 3.15m)

With double glazed window to the front and radiator.

Bathroom

Bathroom with bath, shower cubicle, low level wc, wash hand basin, spot light points and double glazed window to the rear.

Outside

Front Garden

With lawned area, shrubs, path, side driveway providing off street parking for 6 cars and leading to the garage and electric charging point.

Rear Garden

West facing sunny garden with lawned area, paved patio area, paved seating area, borders housing plants and shrubs, trees, side access gate, fenced surround and shed with views over open countryside.

Garage/Cinema Family Room

18' 8" x 18' 4" (5.69m x 5.59m)

With television point, double glazed door to the side and up and over door. Currently used as a Cinema/Family Room, could easily be converted back into a Double Garage.



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Welcome to

Scaife Close, COTTINGHAM

- GUIDE PRICE £500,000 - £550,000
- 4 Bedroom Detached Home In Cottingham
- Master Bedroom With Dressing Area & En Suite
- Fabulous Open Plan Kitchen/Diner/Day Room & Utility Room & Study
- Stunning Views Over Open Countryside

Tenure: Freehold EPC Rating: B

Council Tax Band: F

guide price

£500,000 - £550,000

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.



Please note the marker reflects the postcode not the actual property

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Property Ref:
WBY111038 - 0005

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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