



**Hereford Street, Hull HU4 6QH**

***Welcome to***

**Hereford Street, Hull**

Ideal for the first time buyer/investor. A two bedroom mid terraced house which comprises of Lounge, kitchen and bathroom and two bedrooms to the first floor. With a rear yard. Viewing is highly recommended.



## Lounge

13' 6" x 11' 5" ( 4.11m x 3.48m )

Having a double glazed window to the front. Electric fire with wooden surround, coving and wall lights.

## Kitchen

11' 4" x 9' 7" ( 3.45m x 2.92m )

Comprising of wall and base units incorporating stainless steel sink unit and splash back tiling to the walls. Space for the cooker and extractor fan. Stairs lead to the first floor. Double glazed window to the rear.

## Bathroom

Having a double glazed window to the side elevation. Vanity wash hand basin, side panelled bath and w.c. Panelling to the walls

## Outer Lobby

With the door to the outside.

## First Floor

### Bedroom One

12' 8" x 11' 6" ( 3.86m x 3.51m )

Having a double glazed window to the rear elevation. Radiator and fitted wardrobe.

### Bedroom Two

10' 2" x 8' 6" ( 3.10m x 2.59m )

Having a rear double glazed window and radiator.

## Rear Yard



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## **Hereford Street, Hull**

- Ideal investment opportunity
- Two bedroom mid terraced house
- Lounge, kitchen and bathroom
- Rear Yard.
- 

Tenure: Freehold EPC Rating: D  
Council Tax Band: A

offers in excess of

**£60,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
WBY111151 - 0005

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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.



**william h brown**



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