



Longmans Lane, Cottingham HU16 4EA

Welcome to

Longmans Lane, Cottingham

GUIDE PRICE £325,000 - £350,000

Beautiful Home In Cottingham with - Entrance Hall, Lounge, Dining Room, Fitted Kitchen, Utility Room, Conservatory, 4 Bedrooms (Master With En Suite), Family Bathroom & Ground Floor Cloakroom, Gardens, Off Street Parking & Garage! Call and view today!



Entrance Hall

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

Cloakroom

With low level wc, wash hand basin, radiator and double glazed window to the rear.

Lounge

11' 8" x 15' 5" (3.56m x 4.70m)

With electric fire with marble surround, television point, coving to the ceiling and double glazed french style doors leading to the Conservatory.

Dining Room

8' 4" x 14' 1" into bay (2.54m x 4.29m into bay)

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

Kitchen

9' 4" x 12' (2.84m x 3.66m)

Fitted kitchen with a range of wall and base units, work surfaces, sink and drainer unit, electric hob, electric oven, cooker-hood, integrated microwave, integrated dishwasher, radiator and double glazed window to the front.

Utility Room

6' x 7' 5" (1.83m x 2.26m)

With double glazed door to the rear, radiator and plumbing for an automatic washing machine.

Conservatory

9' 2" x 10' 4" (2.79m x 3.15m)

With electric fire, double glazed windows to the side and rear and double glazed french style doors leading to the Rear Garden.

First Floor

Landing

With double glazed window to the rear, airing cupboard and loft access.

Bedroom 1

11' x 11' 8" (3.35m x 3.56m)

With double glazed window to the rear and radiator.

En Suite

En Suite with shower cubicle, vanity wash hand basin, low level wc and chrome effect towel style radiator.

Bedroom 2

14' 4" x 10' (4.37m x 3.05m)

With 2 double glazed windows to the front and radiator.

Bedroom 3

8' 6" x 9' 2" (2.59m x 2.79m)

With double glazed window to the front and radiator.

Bedroom 4

7' 7" x 8' 3" (2.31m x 2.51m)

With double glazed window to the rear and radiator.

Bathroom

Bathroom with bath, low level wc, vanity wash hand basin, chrome effect towel style radiator and double glazed window to the side.

Outside

Front Garden

With lawned area and driveway providing off street parking for several vehicles.

Rear Garden

With paved patio area, lawned area and fenced surround.

Garage

16' 5" x 8' 8" (5.00m x 2.64m)

Garage with power, side access door and roller door.



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Welcome to

Longmans Lane, Cottingham

- GUIDE PRICE £325,000 - £350,000
- 4 Bedroom, Detached Home In Cottingham
- Master Bedroom With En Suite
- Utility Room & Conservatory
- Off Street Parking & Garage

Tenure: Freehold EPC Rating: C

Council Tax Band: E

guide price

£325,000 - £350,000

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:
WBY111296 - 0002

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