



**Beverley Road, HESSLE HU13 9BL**

***Welcome to***

**Beverley Road, HESSLE**

GUIDE PRICE £240,000 - £250,000

Lovely Home In Hesse with - Entrance Hall, Lounge, Dining Room, Fitted Kitchen, Family Shower Room & Ground Floor W/C, 3 Bedrooms, Gardens, Off Street Parking & Outbuilding! Book your viewing now!



## Entrance Hall

With door to the front with matching side screen, feature radiator, understairs cupboard and stairs to the First Floor.

## W/C

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

## Lounge

10' 3" max x 13' 8" into bay ( 3.12m max x 4.17m into bay )  
With double glazed bay window to the front, electric fire with marble effect surround and radiator.

## Dining Room

11' 1" x 10' 4" ( 3.38m x 3.15m )  
With radiator and double glazed french style doors with matching side screens leading to the Rear Garden.

## Kitchen

14' 1" x 6' 1" ( 4.29m x 1.85m )  
Fitted kitchen with a range of wall and base units, work surfaces, stainless steel sink and drainer unit, electric hob, electric oven, cooker-hood, integrated fridge freezer, integrated washing machine, integrated dishwasher, radiator, double glazed window to the rear and double glazed door to the side.

## First Floor

### Bedroom 1

10' 7" x 14' 4" into bay ( 3.23m x 4.37m into bay )  
With double glazed bay window to the front and radiator.

### Bedroom 2

11' x 10' 4" ( 3.35m x 3.15m )  
With double glazed window to the rear and radiator.

### Bedroom 3

7' x 5' 6" ( 2.13m x 1.68m )  
With double glazed window to the front and radiator.

## Shower Room

Shower Room with shower cubicle, vanity wash hand basin, low level wc, chrome effect towel style radiator and double glazed window to the rear.

## Outside

### Front Garden

With path and gravelled driveway providing off street parking.

### Rear Garden

With paved patio area, lawned area, path, rear access gate and fenced surround.

## Outbuilding

10' 1" x 16' 6" ( 3.07m x 5.03m )  
With side access door and up and over door.



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## Welcome to

### Beverley Road, HESSLE

- GUIDE PRICE £240,000 - £250,000
- Recently Refurbished Throughout 3 Bedroom Home In Hesse!
- Family Shower Room & Ground Floor W/C
- Off Street Parking & Outbuilding
- Highly Sought After Location

Tenure: Freehold EPC Rating: D

Council Tax Band: C

guide price

**£240,000 - £250,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
WBY110898 - 0004

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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**



**01482 653111**



[Willerby@williamhbrown.co.uk](mailto:Willerby@williamhbrown.co.uk)



10 Kingston Road, Willerby, HULL, East Yorkshire, HU10 6BN



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