

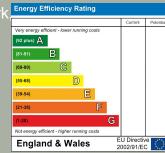
FREE VALUATIONS FOR SALE

If you are considering selling or letting your property, we offer a free, no obligation valuatic service and would be pleased to discuss your individual requirements with you. Please ring 01430 874000 for further information or to arrange for one of our Valuers to call.



60 - 64 Market Place, Market Weighton, York Energy Efficiency Rating YO43 3AL 01430 874000

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Photograph disclaimer – In order to capture the features of a particular room we will mostly use wide angle lens photography. This will sometimes distort the image slightly and also has the potential to make a room look larger. Please, therefore, refer also to the room measurements detailed within this Brochure.



Plot 8, The Hotham, Clifford Park, Market Weighton, YO43 3HE £459,950





Hotham Park Developments place great thought and care into every home they build; sophisticated design features, both externally and internally and ensuring the highest quality materials used, are of the upmost importance when it comes to building the dream home for you and your family.



ZOOPLO



Tenure: Freehold East Riding of Yorkshire Council Band: New Build

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THE ACCOMMODATION COMPRISES

ENTRANCE HALL

Front entrance door, stairs to first floor with cupboard under.

CLOAKROOM

Low flush WC, wash hand basin.

SITTING ROOM

5.18m x 3.17m (16'11" x 10'4")

KITCHEN/DINER

3.30m x 6.68m (10'9" x 21'10") High quality bespoke designed kitchens with high quality worktops

- Electric oven
- Microwave
- Hob & extractor canopy
- Integrated fridge/freezer
- Dishwasher
- Recessed ceiling spotlights
- Tiled or laminate flooring

UTILITY

FIRST FLOOR ACCOMMODATION

LANDING

BEDROOM 1

5.40m x 3.03m (17'8" x 9'11")

EN-SUITE

- High quality white suite
- Chrome taps and fittings
- Shaver sockets or illuminated mirror power points
- Recessed ceiling spotlights
- Half tiled walls
- Tiled floors
- Heated chrome towel rail

BEDROOM 2

3.33m x 3.32m (10'11" x 10'10")

BEDROOM 3

4.42m x 3.03m (14'6" x 9'11")

BEDROOM 4

3.42m x 3.32m (11'2" x 10'10")

BATHROOM

- High quality white suite
- Chrome taps and fittings
- Shaver sockets or illuminated mirror power points
- Recessed ceiling spotlights
- Half tiled walls
- Tiled floors
- Heated chrome towel rail

SECOND FLOOR

BEDROOM 5

5.00m x 8.75m (16'4" x 28'8")

EN-SUITE

- High quality white suite
- Chrome taps and fittings
- Shaver sockets or illuminated mirror power points
- Recessed ceiling spotlights
- Half tiled walls
- Tiled floors
- · Heated chrome towel rail

OUTSIDE

Family sized garden with fence boundaries.

GARAGE

5.35m x 2.99m (17'6" x 9'9") Up and over door, power and light.

ADDITIONAL INFORMATION

The photos are an example from a previous development.

SERVICES

Mains water, gas, electricity and drainage.

APPLIANCES

No appliances have been tested by the agent.











