



6 Banks Close, Goole, DN14 6YR

£225,000

EPC: B

This immaculately presented three bedroom semi detached dormer bungalow is located on a modern Peter Ward development on the outskirts of the town. The south facing rear garden enjoys fantastic open views over fields and Westfield banks beyond. A viewing is highly recommended to truly appreciate the property and location on offer. No upward chain.

- Immaculately presented semi detached dormer bungalow
- Three bedrooms (en-suite to bedroom one)
- Located in modern Peter Ward development
- Spacious entrance hall
- Ground floor bathroom
- Dining kitchen with utility room
- Block paved driveway to the front and side
- South facing rear garden adjoins open fields
- Viewing is highly recommended
- No upward chain

DESCRIPTION

This immaculately presented semi detached dormer bungalow incorporates gas central heating, uPVC double glazing, a security alarm and also benefits from 2 years left on the NHBC guarantee, The accommodation comprises;

ENTRANCE HALL

5'5" x 14'7" max.

Composite entrance door. Stairway leading to the first floor. Under stairs storage cupboard housing the gas central heating boiler. Storage cupboard. Laminate flooring. One central heating radiator.

LOUNGE

9'4" x 13'5"

A stone effect fire surround housing an electric fire. One central heating radiator.

BEDROOM THREE

9'3" x 6'11"

To the front elevation. One central heating radiator.

BATHROOM

6'0" x 9'3" max.

A modern white suite comprising a panelled bath with a shower fitment to the bath taps and a glass shower screen to the bath side, a vanity wash hand basin with storage drawers under and a low flush WC. Illuminated mirror over the sink. Tiled walls and floor. Chrome heated towel rail.

DINING KITCHEN

16'11" x 11'9" max.

A range of modern base and wall units with white high gloss laminate fronts having laminated worktops and tiled work surrounds. The units incorporate a white one and half bowl single drainer sink, a five ring gas hob with a stainless steel cooker hood over. Integrated fridge, freezer, dishwasher and a double oven. Laminate flooring. One central heating radiator. uPVC sliding patio doors with side screens lead onto the raised timber decked seating area and rear garden.

UTILITY ROOM

6'3" x 4'0" max.

A laminated worktop and wall unit to match the kitchen with plumbing for an automatic washing machine and space for a tumble dryer under. Laminate flooring. One central heating radiator.

LANDING

7'1" x 12'3"

Loft access. Fitted storage cupboards.

BEDROOM ONE

9'3" x 15'0" max

Box bay window to the front elevation. One central heating radiator.

EN-SUITE SHOWER ROOM

7'1" x 8'2" max.

A modern white suite comprising a shower cubicle with a mains fed shower and tiled interior, a wash hand basin and a low flush WC. Illuminated mirror over the sink. Tiled walls and floor. Chrome heated towel rail.

BEDROOM TWO

11'11" x 9'3"

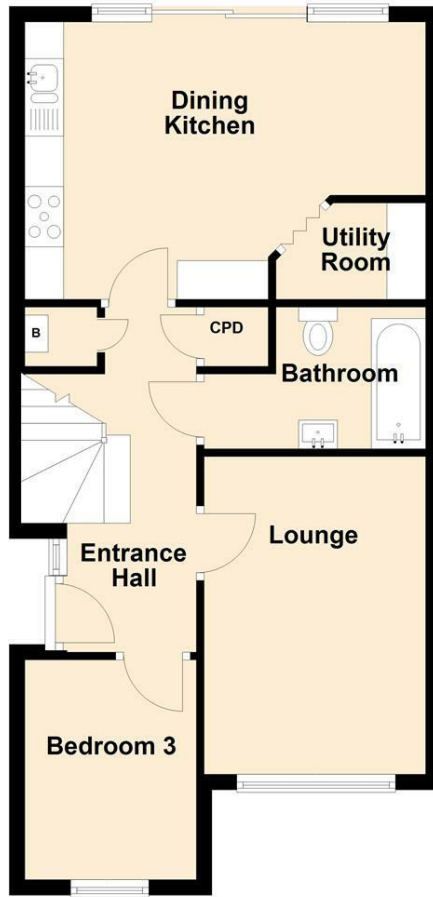
Box bay window to the rear elevation. One central heating radiator.

GARDENS

To the front there is a block paved driveway providing off street parking to the front and side of the property. A timber gate provides access into the rear garden.

To the rear of the property there is a south facing garden with a raised timber decked seating area, a further paved seating area and a lawned garden with well stocked flower beds. Timber pergola and a timber garden shed. The rear garden adjoins open fields providing great views over Westfield Banks and the Rugby Club.

Ground Floor



First Floor

