



7 Wentworth Drive, Goole, DN14 5XS

£215,000

EPC: D

This beautifully presented three bedroom detached house is located in a well established residential area just off Hook Road. The property offers ideal accommodation for a family and would also make an ideal starter home. Offering modern fixtures and fittings, a block paved driveway, garage and low maintenance gardens, the property is a must view!

- Beautifully presented detached house
- Three bedrooms
- Entrance hall and lounge
- Modern dining kitchen
- Modern white bathroom suite
- Great family home
- Ideal starter property
- Block paved driveway and detached garage
- Low maintenance gardens
- Viewing highly recommended

DESCRIPTION

This three bedroom detached house incorporates gas central heating and uPVC double glazing and offers beautifully presented accommodation comprising;

ENTRANCE HALL

4'2" x 5'10"

uPVC door. Stair way leading to the first floor. One central heating radiator.

LOUNGE

15'9" x 11'8" max.

Bow window. A white fire surround with a marble inset and hearth housing an electric fire. Coving to the ceiling. One central heating radiator.

DINING KITCHEN

14'10" x 10'7"

A range of modern fitted base and walls units with cream shaker style fronts with laminated worktops and matching upstands. The units incorporate a cream single drainer sink, a four ring gas hob with a double oven under and a glass splash back and cooker hood over. Integrated dishwasher. Plumbing for an automatic washing machine. Cupboard housing the gas central heating boiler. Under stairs storage cupboard. Two central heating radiators.

LANDING

9'9" x 5'10"

Loft access. Over stairs storage cupboard housing the hot water cylinder.

BEDROOM ONE

15'4" x 8'7"

To the front elevation. Coving to the ceiling. One central heating radiator.

BEDROOM TWO

8'7" x 11'5"

To the rear elevation. Fitted wardrobes along one wall with sliding doors. Coving to the ceiling. One central heating radiator.

BEDROOM THREE

5'11" x 9'5"

To the front elevation. Over stairs storage cupboard. Coving to the ceiling. One central heating radiator.

BATHROOM

5'10" x 6'5"

A modern white suite comprising a panelled bath with a shower fitment to the bath taps, a wash hand basin and a low flush WC. Walls tiled to half height. Chrome heated towel rail.

GARAGE

9'1" x 20'2"

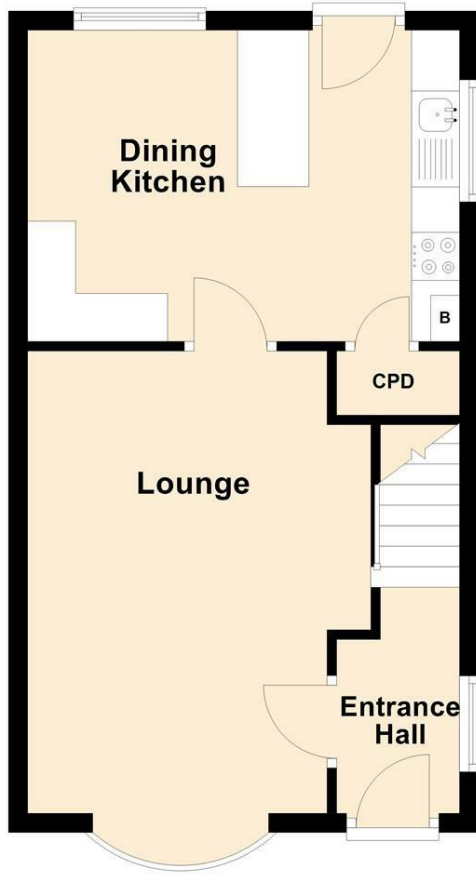
A concrete sectional detached garage with a metal up and over door. Light and power.

GARDENS

To the front of the property there is a block paved driveway with a gravelled insert providing off street parking and extends beyond double gates along the side of the property to provide access to the garage. The garden is laid to gravel with a block edge. A timber gate to the right hand side provides access into the rear garden.

To the rear of the property there is a low maintenance garden which has a paved patio and matching pathway, a gravelled area with a well stocked flower bed. There is then a further paved seating area and a raised gravelled garden.

Ground Floor



First Floor

