



The Glade Withernsea, HU19 2ET

*****LOVELY DETACHED BUNGALOW THAT IS READY TO MOVE INTO***** - a charming bungalow nestled in a peaceful cul de sac location. This delightful property boasts a reception room, two cosy bedrooms, and a well-appointed bathroom, making it the perfect retreat for those seeking tranquillity. As you step inside, you'll be greeted by a warm and inviting atmosphere, ideal for relaxing after a long day. The attractive gardens surrounding the bungalow provide a picturesque setting, perfect for enjoying a morning cup of tea or hosting a summer barbecue with friends and family. With the convenience of parking and a garage, you'll have plenty of space for your vehicles and storage needs. Whether you're looking for a cosy home or a tranquil holiday retreat, this detached bungalow offers the best of both worlds. Don't miss out on the opportunity to make this charming property your own - book a viewing today and experience the peaceful lifestyle that The Glade has to offer.

EPC Rating - C, Council Tax Band - C, Tenure - Freehold.

Offers In The Region Of £185,000

Hallway

UPVC double glazed door to hallway with radiator and doors to all rooms.

Lounge Diner 19'10" x 9'6" (6.07 x 2.92)

Good sized lounge with bay window to front, attractive composite fireplace housing a electric fire, telephone and television point and radiator. Alarm control.

Kitchen 9'3" x 7'9" (2.84 x 2.38)

Window to front, a range of matching wall and base units with complimentary worksurfaces over including splash backs, 1 1/2 bowl sink and drainer unit, integrated electric oven and gas hob with extractor hood over, space for washing machine and under counter fridge.

Bedroom 1 13'8" x 9'8" (4.17 x 2.97)

Window to the rear, carpeted flooring and radiator. Door to en-suite.

En-suite 6'11" x 4'9" (2.11 x 1.47)

Window to side aspect, step in shower cubicle, pedestal hand wash basin and low level wc, vinyl flooring and radiator.

Bedroom 2 9'7" x 9'3" (2.94 x 2.83)

Window to rear, carpeted flooring and radiator.

Bathroom 6'9" x 5'8" (2.07 x 1.73)

Window to side, white three piece

suite comprising:- panelled bath, pedestal hand wash basin and low level wc. Vinyl flooring and radiator.

Front Garden

Lawned area at the front of the property with side driveway leading to the garage with ample parking.

Garage

Single detached garage with up and over door.

Rear Garden

Peaceful rear garden with a slightly sloping lawned area, mature planting to borders and pedestrian gate to the driveway. Not overlooked at all.

About Us

Now well established, our sales team at HPS Estate Agents are passionate about property and are dedicated to bringing you the best customer service we can. Successfully selling both residential and commercial property locally, our job isn't done until you close the door on your new home. Why not give us a call and try for yourselves - you have nothing to lose and everything to gain.

Disclaimer

Laser Tape Clause - Laser Tape Clause

All measurements have been taken using a laser tape measure and therefore, may be subject to a small margin of error.

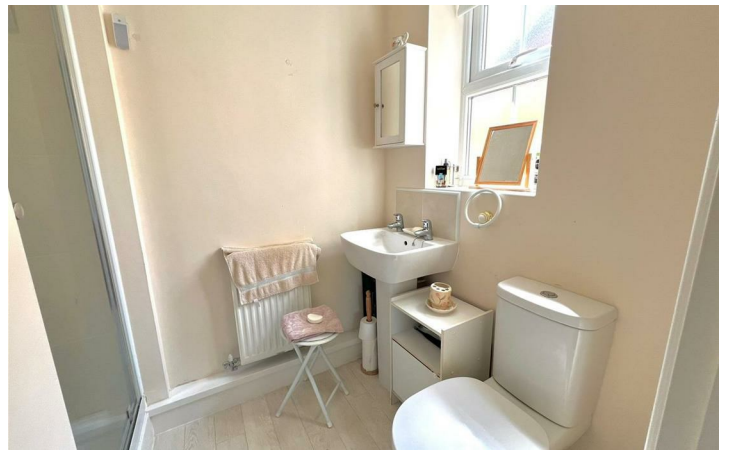
Disclaimer - These particulars are produced in good faith, are set out

as a general guide only and do not constitute, nor constitute any part of an offer or a contract. None of the statements contained in these particulars as to this property are to be relied on as statements or representations of fact. Any intending purchaser should satisfy him/herself by inspection of the property or otherwise as to the correctness of each of the statements prior to making an offer. No person in the employment of HPS Estate Agents has any authority to make or give any representation or warranty whatsoever in relation to this property.

Valuations

If you are thinking about selling your home our valuer would be delighted to meet to discuss your needs and we are currently offering an unbeatable sales package. Call now for your FREE market appraisal.

- Peaceful cul-de-sac location not far from the town centre and beach
- Ample amenities in Withernsea
- Modern bungalow still under warranty
- Ready to move into
- Two double bedrooms
- Large lounge diner
- Parking and large detached garage
- Attractive gardens
- Viewing highly recommended

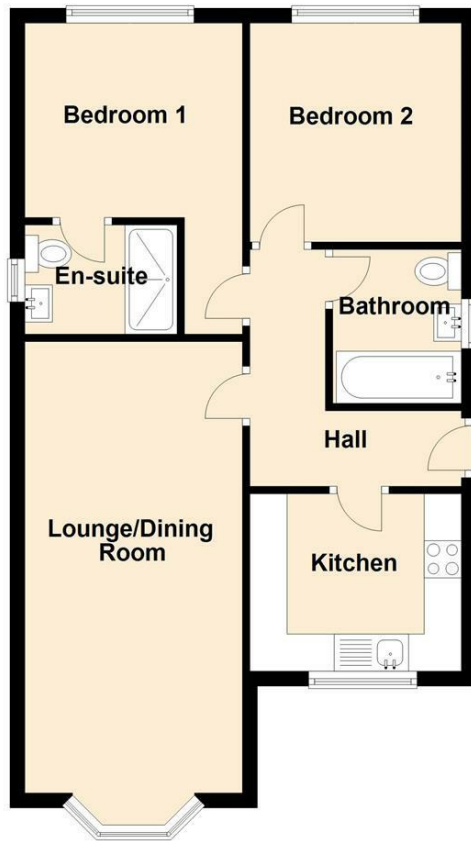




Floor Plan

Floor Plan

Approx. 56.1 sq. metres (603.7 sq. feet)



Total area: approx. 56.1 sq. metres (603.7 sq. feet)

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			93
(81-91) B		78	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	