



## Ashcourt Drive Hornsea, HU18

\*\*\*\*\*STUNNING MODERN FAMILY HOME WITH SUN DRENCHED REAR GARDEN\*\*\*\*\* A detached house, built in 2017, offering a perfect blend of modern living and family comfort. As you enter, you are welcomed into a bright and airy reception room, ideal for both relaxation and entertaining. The well-appointed layout ensures that each room flows seamlessly into the next, creating a warm and inviting atmosphere throughout. With five spacious bedrooms, four doubles and a single, this fabulous family home is designed to accommodate the needs of a growing family or those who simply enjoy having extra space. The property boasts two modern bathrooms, providing convenience for busy mornings and family life. One of the standout features of this home is the sun-drenched back garden, a private oasis that is not overlooked, allowing for peaceful outdoor enjoyment. Whether you wish to host summer barbecues, cultivate a garden, or simply unwind in the sun, this outdoor space is sure to impress. Additionally, the property offers ample parking, a valuable asset in today's busy world. Located in a friendly neighbourhood, this home is perfect for those seeking a tranquil yet connected lifestyle.

In summary, this five-bedroom detached house on Ashcourt Drive is a remarkable opportunity for anyone looking to settle in Hornsea. With its modern design, generous living space, and delightful garden, it is a must-see for prospective buyers. Call now to book your viewing.

Current Energy Rating - B, Council Tax Band - D, Tenure - Freehold.

**£295,000**

**Entrance Hall 16'7" x 6'3" (5.07 x 1.93)**

Double glazed door leading to entrance hall with spindled staircase to first floor. An under stairs cupboard, door leading to the kitchen diner and lounge plus radiator.

**Lounge 10'9" x 15'1" (3.30 x 4.62)**

A spacious room to relax with window to the front, a modern wall mounted electric flame effect fire is a feature of this room plus a radiator.

**Kitchen Diner 21'2" x 9'9" (6.47 x 2.99)**

Window and French doors overlooking the rear garden, a range of matching base and wall units with stylish work tops over incorporating a 1 1/2 bowl sink and drainer. Integrated fridge freezer, electric cooker and a gas hob with an extractor over, beautiful porcelain tiled flooring compliment this room with ample room for a family dining table. Radiator.

**Utility Room 6'5" x 5'4" (1.97 x 1.65)**

Wall and base unit, flooring dressed with porcelain tiles plus plumbing for a washing machine as well as space for a tumble dryer. Door to the cloakroom and also door to the side passageway.

**Cloakroom/W.C 5'5" x 3'1" (1.66 x 0.94)**

A low level W.C with a pedestal-hand wash basin complimented by porcelain floor tiles. Window to the side of the property and radiator.

**First Floor Landing**

Landing leading to bedrooms with access to the boarded loft plus ladders for easy access to the loft space.

**Master Bedroom 13'4" x 10'7" (4.08 x 3.25)**

Lovely airy room created by a window to the front aspect with a radiator and door leading to the en-suite.

**En-suite 7'7" x 4'4" (2.33 x 1.33)**

A step in shower cubicle complimented with a pedestal hand wash basin also a low level W.C . Window to the front plus a radiator and vinyl floor covering.

**Bedroom 2 10'7" x 5'2" (3.25 x 1.58)**

Good sized room with carpeted flooring, a radiator, tv point, window overlooking the front of the house.

**Bedroom 3 12'5" x 10'0" (3.79 x 3.05)**

A spacious room overlooking the rear garden with carpeted flooring and a radiator.

**Bedroom 4 10'2" x 9'2" (3.11 x 2.80)**

A window to the front creates a light room with a radiator for warmth.

**Bedroom 5/Office 6'11" x 7'1" (2.12 x 2.17)**

Window overlooking the garden. Carpeted flooring plus a radiator.

**Family Bathroom 9'2" x 5'6" (2.81 x 1.68)**

Window to rear, panelled bath with a pedestal hand wash basin plus a low level W.C. Vinyl flooring and radiator.

**Front Garden**

Lawn with a path edged with shrubs plus parking for two cars leading to the integral garage.

**Rear Garden**

With a south west aspect for maximum sun this family friendly garden is mainly laid to lawn with a patio area from the French doors creating a lovely seating area for al fresco dining. Fenced boundaries offer privacy with a selection of shrubs.

**Garage**

Single garage with up and over door, light and power laid on.

**About us**

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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

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

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**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.

- Key ready property in a quiet sought after area
- Good sized bedrooms one en-suite
- Low maintenance gardens
- Superb family home
- Ground floor cloakroom
- Parking for two cars and garage
- Beautiful kitchen diner with porcelain tiled floor
- Ideal location for all amenities of Hornsea
- Viewing is a must



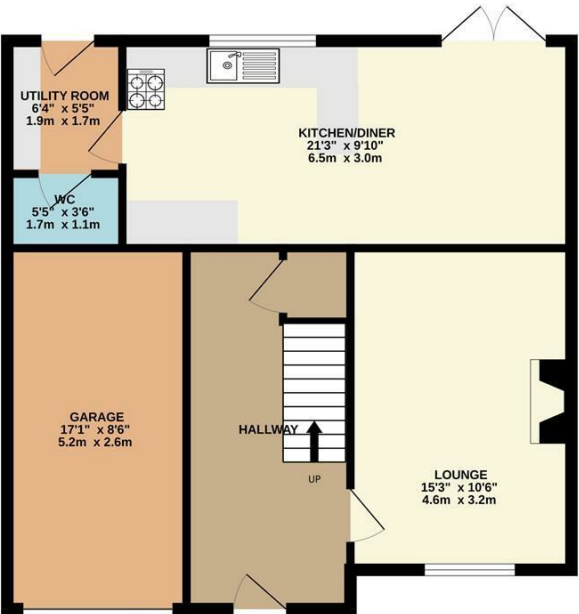




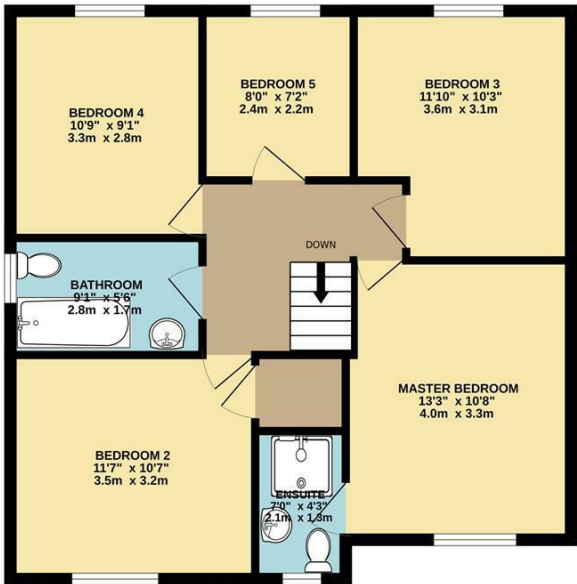


Floor Plan

GROUND FLOOR  
692 sq.ft. (64.3 sq.m.) approx.



1ST FLOOR  
694 sq.ft. (64.4 sq.m.) approx.



TOTAL FLOOR AREA : 1386 sq.ft. (128.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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