





Welcome to

Keldgate, Beverley

Deceptively spacious double-fronted family home situated in this non-estate position in the highly regarded town of Beverley.















This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

Entrance Hall

Lounge

17' 4" x 11' 4" (5.28m x 3.45m)

Sitting Room

11' 6" into recess x 9' 6" (3.51m into recess x 2.90m)

Dining Kitchen

18' 8" narrowing to 7' 5" x 10' 7" (5.69m narrowing to 2.26m x 3.23m)

Shower Room

Landing

Bedroom 1

11' 4" x 10' 8" (3.45m x 3.25m)

Bedroom 2

11' 6" into recess x 10' (3.51m into recess x 3.05m)

Bedroom 3

8' 6" x 7' (2.59m x 2.13m)

Separate Wc

Bathroom

Outside

To the front of the property is extensive bricksett off-street parking which also leads to the side of the property, with the rear garden having a paved patio to a lawned garden, with fence surrounds and set within the rear garden are two store sheds.

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- Double-fronted family home
- Two reception rooms
- Three well-proportioned bedrooms
- Ground floor shower room plus first floor bathroom
- Extensive off-street parking and enclosed rear garden

Tenure: Freehold EPC Rating: D

Council Tax Band: B

Directions to this property:

See map below for directions. For more information contact the branch on 01482 880488.

£260,000







The Beverley
Community Herb Garden

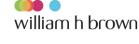
Map data ©2025

Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/BEV107059



Property Ref: BEV107059 - 0005 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.





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