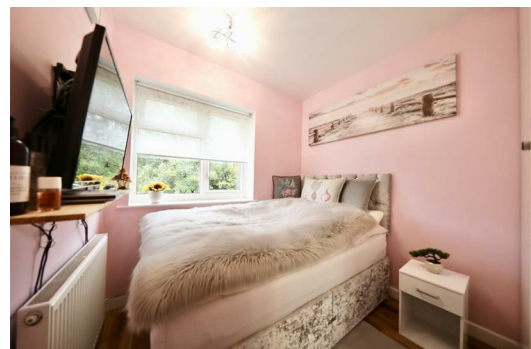




SYMONDS + GREENHAM

Estate and Letting Agents



47 Dingley Close, Hull, HU6 9PJ

£125,000

WELL-PRESENTED SEMI-DETACHED HOME ON DINGLEY CLOSE - TWO COMFORTABLE BEDROOMS - BRIGHT & INVITING LOUNGE - FUNCTIONAL KITCHEN SPACE - ENCLOSED REAR GARDEN WITH LAWN & PATIO AREAS - FRONT GARDEN & SIDE ACCESS - PEACEFUL CUL-DE-SAC LOCATION - CLOSE TO SCHOOLS, SHOPS & TRANSPORT LINKS

Nestled on Dingley Close, Hull, this well-presented two-bedroom semi detached home offers a delightful living experience in a peaceful cul-de-sac. Upon entering, you are welcomed into a bright and inviting lounge, perfect for relaxation or entertaining guests. The kitchen is conveniently located, providing a functional space for culinary pursuits.

The first floor boasts two comfortable bedrooms, ideal for a small family or professionals seeking extra space. The bathroom is well-appointed, ensuring convenience for daily routines.

Outside, the property features charming garden areas both at the front and rear. The rear garden, primarily laid to lawn, is enclosed for privacy and security, making it a wonderful spot for outdoor activities or simply enjoying the fresh air. A side pedestrian access leads you to this serene outdoor space, which also includes paved and stoned areas, perfect for alfresco dining or gardening.

This home is situated in a vibrant neighbourhood, offering easy access to top-rated schools, a variety of local shops, and excellent transport links. Whether you are commuting to work or running errands, you will find everything you need within close proximity.

This property is an excellent opportunity for those seeking a comfortable and convenient lifestyle in Hull. Don't miss the chance to make this charming house your new home.

CENTRAL HEATING

The property has the benefit of gas central heating (not tested).

COUNCIL TAX BAND

Symonds + Greenham have been informed that this property is in Council Tax Band "A"

DISCLAIMER

Symonds + Greenham do their utmost to ensure all the details advertised are correct however any viewer or potential buyer are advised to conduct their own survey prior to making an offer.

DOUBLE GLAZING

The property has the benefit of double glazing.

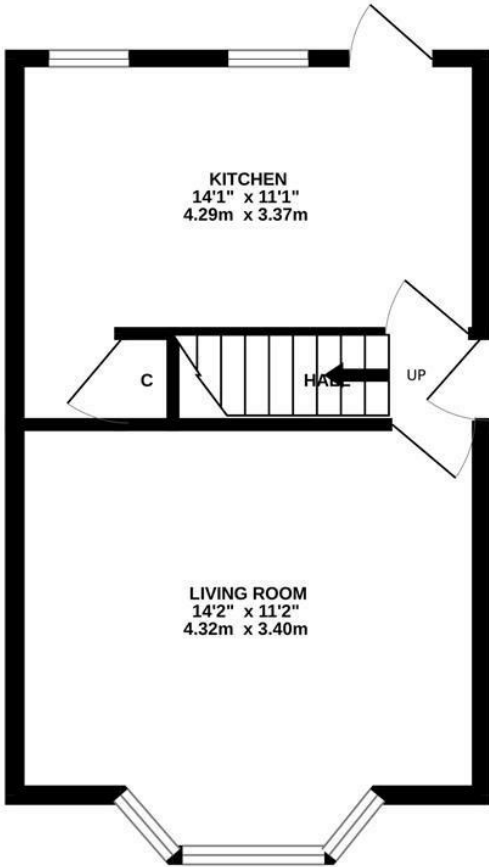
TENURE

Symonds + Greenham have been informed that this property is Freehold

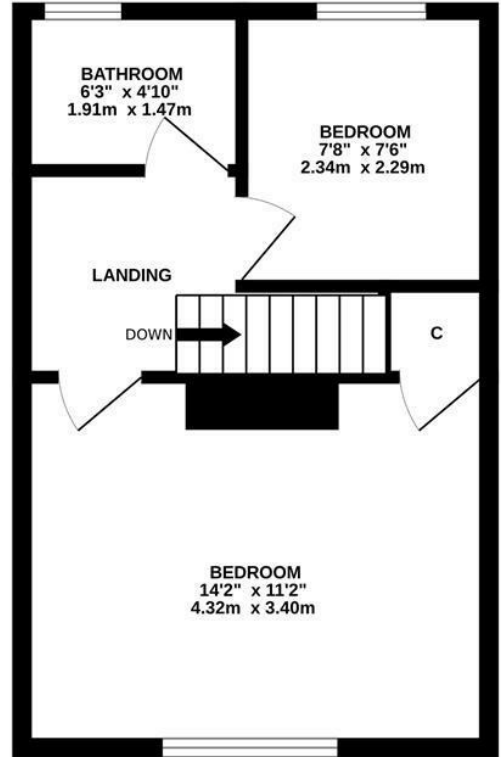
VIEWINGS

Please contact Symonds + Greenham on 01482 444200 to arrange a viewing on this property.

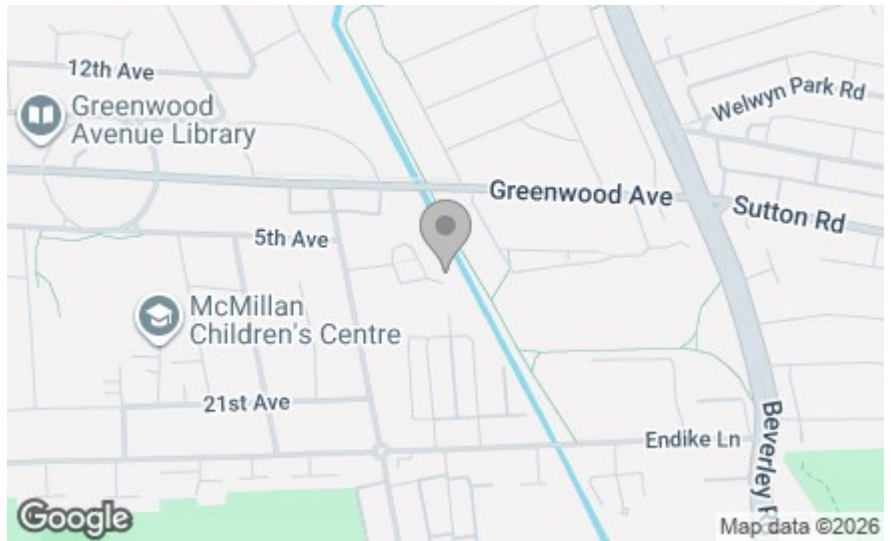
GROUND FLOOR



1ST FLOOR



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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Energy Efficiency Rating	
Current	Potential
	85
71	

Environmental Impact (CO ₂) Rating	
Current	Potential