



3 Periwinkle Court, Goole, DN14 6FH

£155,000

EPC: C

****NO UPWARD CHAIN**** This pleasant two bedroom end town house is located in a small modern development on the outskirts of the town. The property would make a fantastic starter home and a viewing is highly recommended to appreciate the accommodation and location on offer.

- NO UPWARD CHAIN
- Pleasant end town house
- Two bedrooms
- Modern fitted kitchen
- Lounge with French doors to rear garden
- Ground floor WC
- Enclosed rear garden
- Driveway for two cars
- Ideal starter home
- Viewing highly recommended

DESCRIPTION

This pleasant end town house incorporates gas central heating and uPVC double glazing and offers two bedroom accommodation comprising;

ENTRANCE HALL

11'7" x 6'6" max.

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

W.C.

5'1" x 3'1"

A white suite comprising a wash hand basin and a low flush WC. One central heating radiator.

LOUNGE

12'5" x 14'4"

uPVC French doors provide access into the rear garden. Timber fire surround with a marble inset and hearth housing a gas fire. Under stairs storage cupboard. Coving to the ceiling. One central heating radiator.

KITCHEN

5'6" x 10'11"

A range of modern fitted base and wall units with grey shaker style fronts having laminated worktops and tiled work surrounds. The units incorporate a stainless steel single drainer sink, a four ring ceramic hob with an oven under and a stainless steel cooker hood over. Plumbing for an automatic washing machine. Cupboard housing the gas central heating boiler. One central heating radiator.

LANDING

6'10" x 6'9"

Loft access.

BEDROOM ONE

11'1" x 12'5" max.

To the rear elevation. One central heating radiator.

BEDROOM TWO

12'5" x 8'9" max.

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

BATHROOM

5'4" x 6'5"

A white suite comprising a panelled bath with a mains fed shower over, a wash hand basin and a low flush WC. One central heating radiator.

GARDENS

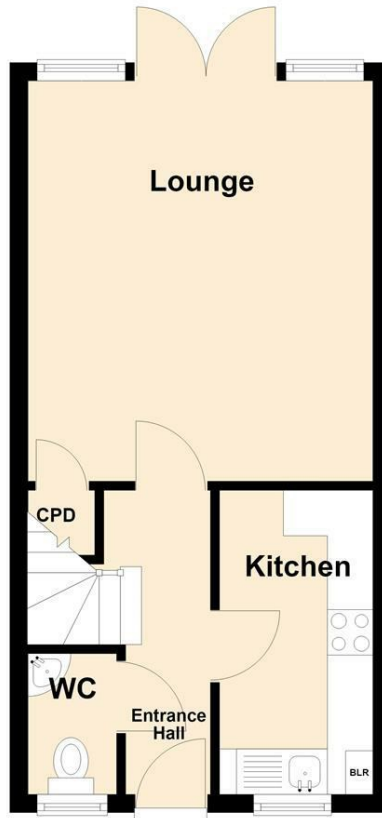
To the front of the property there is a small garden area with a paved pathway which leads to the front entrance door.

To side there is a driveway providing off street parking for two cars. A timber gate provides access into the rear garden.

To the rear the garden is fully enclosed and mainly laid to lawn with a paved seating area and timber garden shed.

Ground Floor

Approx. 29.8 sq. metres (320.3 sq. feet)



Total area: approx. 59.5 sq. metres (640.7 sq. feet)

First Floor

Approx. 29.8 sq. metres (320.3 sq. feet)

