SYMONDS + GREENHAM

Estate and Letting Agents









68 Cladshaw, Hull, HU6 9DD
£87,500

Symonds and Greenham are delighted to present this two bedroom end terraced property, situated on Cladshaw in a quiet residential location. Offering good sized rooms throughout and a generous garden, the property is conveniently positioned close to local amenities and regular bus routes and would appeal to a wide range of buyers, including first time buyers and investors.

The accommodation begins with an entrance hall leading into a good sized living room, providing a comfortable main reception space. Also to the ground floor is the kitchen with plenty of space for everyday use.

To the first floor are two well proportioned bedrooms, a family bathroom and separate WC.

Externally, the property benefits from a good sized garden, providing plenty of outdoor space and access to a useful storage cupboard.

Offering generous accommodation both inside and out, this is a fantastic opportunity for buyers looking for a home in a quiet residential setting.

BOOK YOUR VIEWING NOW!

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.

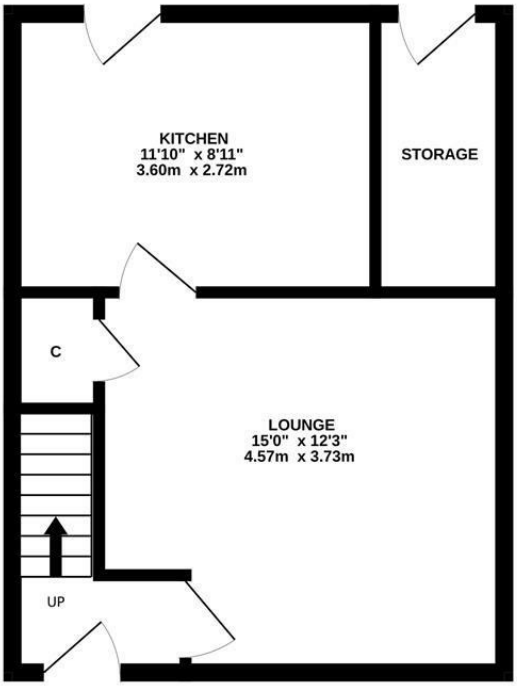
DOUBLE GLAZING
The property has the benefit of double glazing.

FLOOR PLAN DISCLAIMER
The measurements detailed on the floor plan are the maximum possible measurement for the length and width of the respective room, which can potentially be a measurement into an alcove, wardrobe or cupboard.

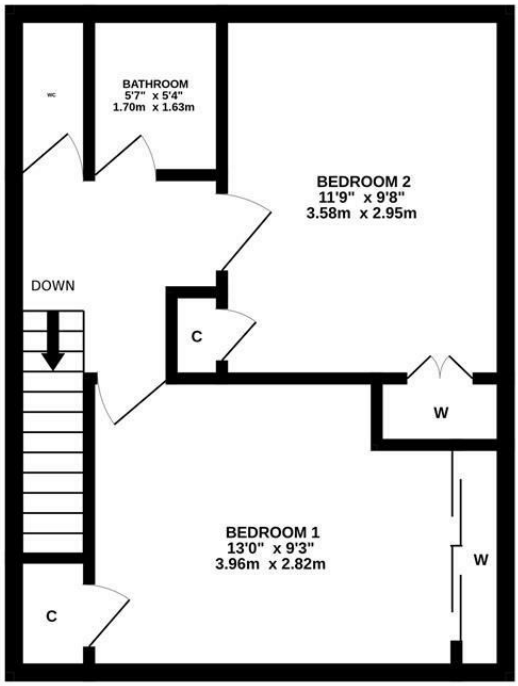
TENURE
Symonds + Greenham have been informed that this property is Freehold.
If you require more information on the tenure of this property please contact the office on 01482 444200.

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

GROUND FLOOR
344 sq.ft. (31.9 sq.m.) approx.

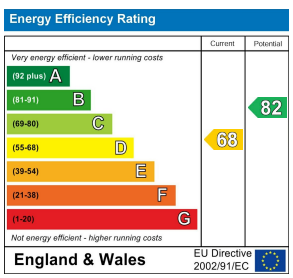


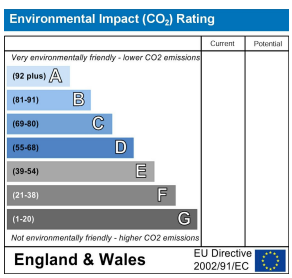
1ST FLOOR
344 sq.ft. (31.9 sq.m.) approx.

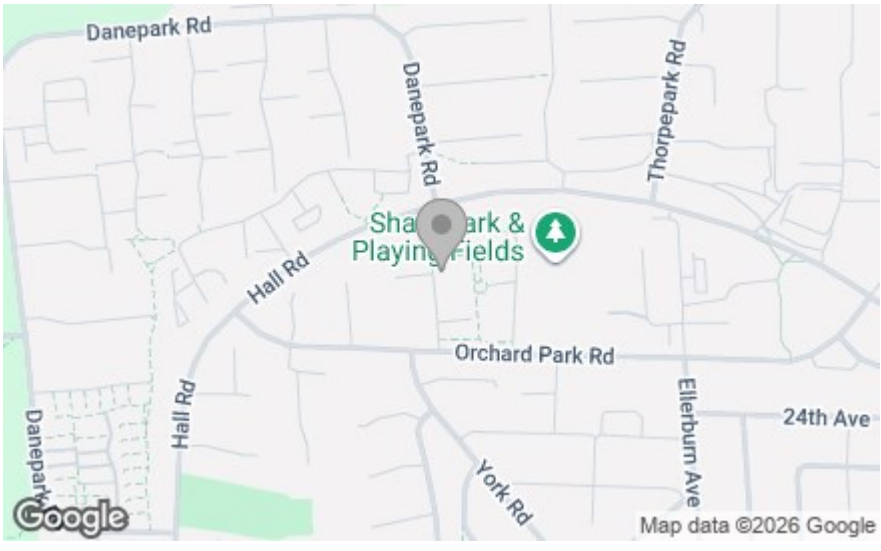


TOTAL FLOOR AREA : 688 sq.ft. (63.9 sq.m.) approx.

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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