



Benningholme Lane, Skirlough, Hull, HU11 5EA

Welcome to

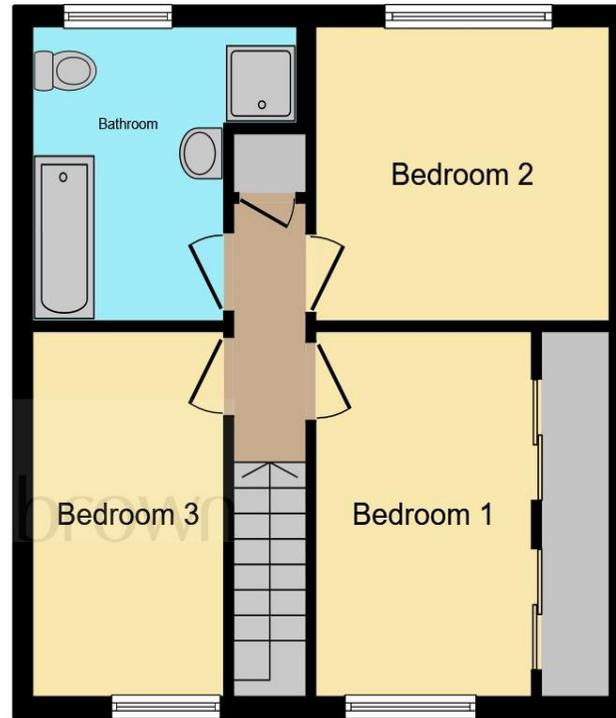
Benningholme Lane, Skirlaugh, Hull

READY-TO-MOVE-IN! Beautifully presented three bedroom semi-detached family home on Benningholme Lane, Skirlaugh, offering versatile accommodation, off-street parking and front and rear gardens.





Ground Floor



First Floor

Entrance Hall

WC

Lounge

21' max x 17' 3" max (6.40m max x 5.26m max)

Kitchen

21' max x 11' max (6.40m max x 3.35m max)

Landing

Bedroom 1

11' 9" max x 8' 8" max (3.58m max x 2.64m max)

Bedroom 2

9' 9" max x 9' 8" max (2.97m max x 2.95m max)

Bedroom 3

12' max x 6' 5" max (3.66m max x 1.96m max)

Bathroom

9' 5" max x 6' 4" max (2.87m max x 1.93m max)

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

Welcome to

Benningholme Lane, Skirlaugh, Hull

- THREE BEDROOMS, MASTER HAVING BUILT-IN WARDROBES
- FRONT AND REAR GARDENS, DRIVEWAY AND GARAGE
- BEAUTIFULLY PRESENTED
- POPULAR VILLAGE LOCATION

Tenure: Freehold EPC Rating: D

Council Tax Band: D

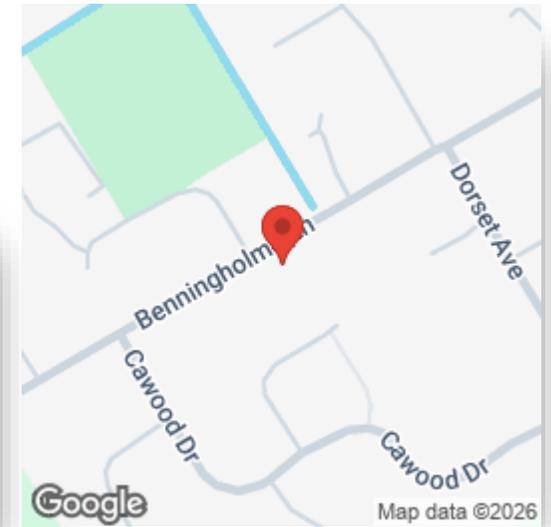
offers in the region of

£260,000



Directions to this property:

See map below for directions. For more information contact the branch on 01482 327913.



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/HDR123342



Property Ref:
HDR123342 - 0004

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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