



Castle Green, Cottingham HU16 5JU

Welcome to

Castle Green, Cottingham

Lovely Duplex Apartment In Cottingham with - Entrance Hall, Lounge, Fitted Kitchen, Shower Room & 2 Bedrooms - Call and book your viewing today!



Entrance Hall

With double glazed door to the front, radiator, storage cupboard, loft access and stairs to the First Floor.

Lounge

10' 3" x 12' 6" (3.12m x 3.81m)

With double glazed window to the front, electric fire with wooden surround, storage cupboard, 2 radiators and coving to the ceiling.

Kitchen

16' 5" x 19' 2" (5.00m x 5.84m)

Fitted kitchen with a range of wall and base units, work surfaces, sink and drainer unit, gas hob, electric oven, central heating boiler, plumbing for an automatic washing machine, double glazed window to the rear and double glazed door to the rear.

Bedroom 1

8' 5" x 11' 8" (2.57m x 3.56m)

With double glazed window to the rear and fitted wardrobes and dresser.

First Floor

Landing

With double glazed window to the front.

Bedroom 2

10' 4" x 11' 2" (3.15m x 3.40m)

With double glazed window to the front, radiator and wardrobe.

Shower Room

Shower Room with shower cubicle, vanity wash hand basin, low level wc, and chrome effect towel style radiator.



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Welcome to

Castle Green, Cottingham

- Apartment For Sale In Cottingham
- 2 Bedroom Duplex Apartment
- Modern Shower Room
- Generous Lounge
- Excellent Residential Location

Tenure: Leasehold EPC Rating: C

Council Tax Band: A Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£85,000



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Property Ref:
WBY111011 - 0006

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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Please note the marker reflects the postcode not the actual property



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