

# HUNTERS<sup>®</sup>

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## Main Street

Cherry Burton, Beverley, HU17 7RF

Offers In The Region Of £275,000



# 23 Main Street

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## Lounge

Composit from door, UPVC sash window to the front aspect, feature log burner, under floor heating, stone flooring, power points & TV point.

## Kitchen

UPVC window to the side and rear aspect, stone flooring, under floor heating, under stairs cupboard, range of wall and base units with work surfaces, integrated dish washer, sink and drainer unit, integrated fridge/freezer, electric hob, electric oven, extractor hood, power points, cupboard housing boiler and stairs to the first floor landing.

## Utility Room (Outside)

UPVC window to the side aspect, space for washing machine and power points.

## Bedroom 1

UPVC sash windows to the front aspect, wooden flooring, radiator, TV point, loft access and power points.

## Bedroom 2

UPVC window to the rear aspect, radiator and power points.

## First Floor Landing

UPVC window to the rear aspect.

## Shower Room

UPVC window to the rear aspect, heated towel rail, low flush WC, wash hand basin with pedestal, shower cubicle with mains shower, part tiled walls, shaver point and extractor fan.

## Garden

Low maintenance astro turf with plant and shrub borders, outside tap, outside lights and side entrance.

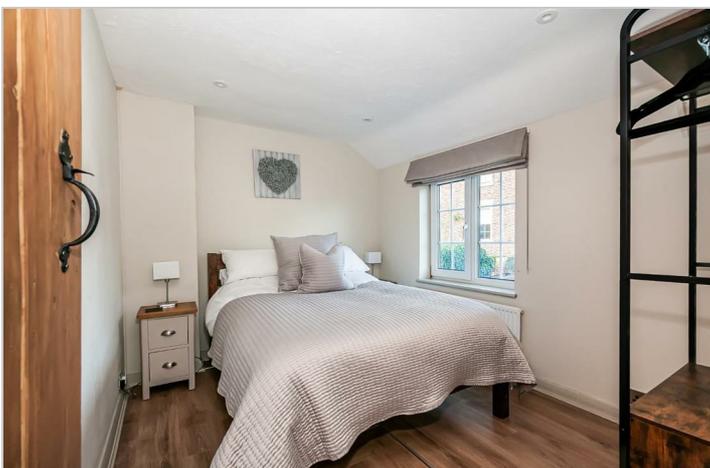
The cottage is currently used as highly successful holiday cottage, and would make an ideal “ready to go” investment opportunity !

This delightful end-terrace cottage offers a perfect blend of comfort and character. With its inviting façade, the property is situated on Main Street, providing easy access to local amenities and the serene countryside that surrounds the area.

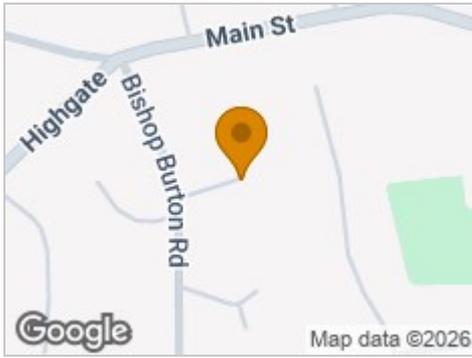
Inside, the cottage features a warm and welcoming reception room, ideal for relaxing or entertaining guests. The space is filled with natural light, creating a bright and airy atmosphere. The two well-proportioned bedrooms provide a peaceful retreat, perfect for restful nights. The bathroom is conveniently located, ensuring practicality for everyday living.

This property is perfect for those seeking a cosy home in a picturesque setting. Cherry Burton is known for its friendly community and beautiful landscapes, making it an ideal location for families, couples, or individuals looking to enjoy a quieter lifestyle while still being close to the vibrant town of Beverley.

With its charming features and prime location, this cottage is a wonderful opportunity for anyone looking to embrace village life. Whether you are a first-time buyer or seeking a quaint retreat, this property is sure to capture your heart. Do not miss the chance to make this lovely cottage your new home.



## Road Map



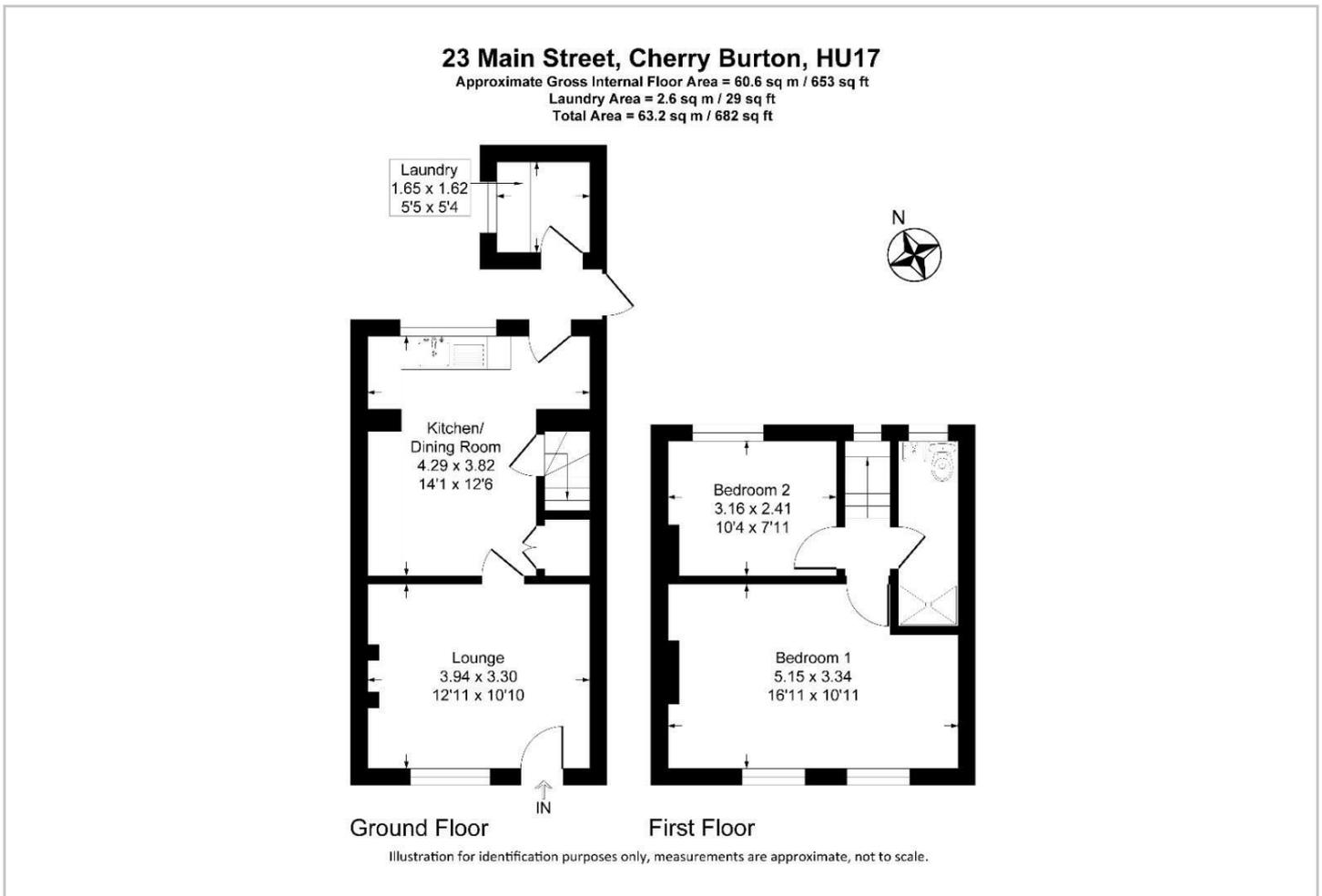
## Hybrid Map



## Terrain Map



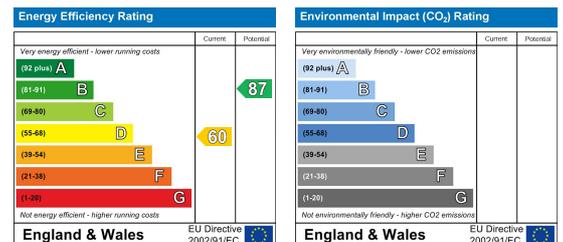
## Floor Plan



## Viewing

Please contact our Hunters Beverley Office on 01482 861411 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.