



Quick & Clarke

PROPERTY SPECIALISTS

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27 Minster Court, Beverley HU17 8HQ
£145,000

- Central location with parking
- Purpose built first floor apartment
- Over 550 square feet
- Two bedrooms
- Private car parking space
- Short walk to town centre
- Extensive amenities close by
- Communal gardens
- Council Tax Band: B
- EPC Rating: D

A purpose built first floor two bedroomed apartment which extends to over 550 square feet and is located in an enviable position on the fringe of Beverley town centre with a vast array of amenities only a short walk away. The property offers 17 foot living room with kitchen off along with two bedrooms and bathroom whilst externally there is a private covered car parking space and communal gardens.

This will make an excellent home for someone wishing to be close to all amenities or even an ideal investment opportunity.

LOCATION

The popular and highly regarded historic town of Beverley in East Yorkshire boasts an excellent range of local amenities and an extensive range of shops including many high street chains, numerous Public Houses and restaurants. There are also numerous landmarks including Beverley Minster and the open countryside of Westwood Pasture.

The town is ideally placed for access to the surrounding areas including Hull, York, the M62 motorway as well as the coast.

THE ACCOMMODATION COMPRISES

GROUND FLOOR COMMUNAL ENTRANCE HALL

FIRST FLOOR ENTRANCE HALL

With storage cupboard.

LIVING ROOM

17'2" x 10'6" (5.23m x 3.20m)
PVCu sealed unit double glazed box bay window and electric radiator.

KITCHEN

8'0" x 6'8" (2.44m x 2.03m)
Base and eye level units with single drainer sink unit and plumbing for automatic washing machine. PVCu sealed unit double glazed window.

INNER HALLWAY

Two built-in storage cupboards.

BEDROOM 1

12'6" x 10'6" (3.81m x 3.20m)
Fitted wardrobes. PVCu sealed unit double glazed window and electric radiator.

BEDROOM 2

9'4" x 6'6" (2.84m x 1.98m)
PVCu sealed unit double glazed window and electric radiator.

BATHROOM

6'7" x 5'6" (2.01m x 1.68m)
Panelled bath, wash basin and low level w.c. Radiator.

OUTSIDE

The property benefits from a private covered car parking space and is complemented by the attractive communal gardens.

SERVICES

All mains services are available or connected to the property.

CENTRAL HEATING

The property benefits from an electric central heating system.

DOUBLE GLAZING

The property benefits from PVCu double glazing.

TENURE

We believe the tenure of the property to be Leasehold (this will be confirmed by the vendor's solicitor).

VIEWING

Please contact Quick and Clarke's Beverley office on 01482 886200 to arrange an appointment to view.

FINANCIAL SERVICES

Quick & Clarke are delighted to be able to offer the locally based professional services of PR Mortgages Ltd to provide you with impartial specialist and in depth mortgage advice. With access to the whole of the market and also exclusive

mortgage deals not normally available on the high street, we are confident that they will be able to help find the very best deal for you.

Take the difficulty out of finding the right mortgage; for further details contact our Beverley office on 01482 886200 or email beverley@qandc.net



VIEWINGS Strictly by appointment through the Sole Agent's Beverley Office on 01482 886200 . The mention of any appliances &/or services within these sales particulars does not imply they are in full and efficient working order. ALL MEASUREMENTS ARE APPROXIMATE & FOR GUIDANCE ONLY We endeavour to make our sale details accurate & reliable, but if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. Do so, particularly if contemplating travelling some distance to view the property. NONE OF THE STATEMENTS CONTAINED IN THESE PARTICULARS ARE TO BE RELIED UPON AS STATEMENT OR REPRESENTATION OF FACT. These sales particulars are based on an inspection made at the time of instruction and are intended to give a general description of the property at the time.

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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