



**SYMONDS + GREENHAM**

*Estate and Letting Agents*



## **55 Faraday Street, Hull, HU9 3EF**

### **Offers over £190,000**

WELCOME TO THIS BEAUTIFULLY RENOVATED THREE-BEDROOM SEMI-DETACHED HOME ON FARADAY STREET, OFFERING SPACIOUS, VERSATILE LIVING PERFECT FOR FAMILIES AND PROFESSIONALS ALIKE IN A CONVENIENT AND WELL-CONNECTED HULL LOCATION.

Situated on Faraday Street in Hull, this charming semi-detached house is an exceptional find for families and professionals alike. Recently renovated, this delightful home features two generously sized bedrooms and a single bedroom, providing ample space for comfortable living. With two inviting reception rooms, offering versatile areas that can be adapted to suit your lifestyle, whether for relaxation, entertaining guests, or even establishing a home office.

The well-appointed bathroom ensures convenience for all residents, while the semi-detached design enhances privacy and allows for a lovely garden space. This outdoor area is perfect for enjoying the fresh air or hosting summer gatherings with friends and family.

The location is particularly advantageous, with easy access to a variety of local amenities, including shops and bus routes along Holderness Road. Families will appreciate the proximity to local schools, as well as the nearby East Park and Woodford Leisure Centre, which provide excellent recreational opportunities.

This home represents a wonderful blend of comfort and practicality, making it an ideal choice for anyone looking to settle in Hull. Do not miss the opportunity to make this charming property your own and experience the vibrant community atmosphere that Faraday Street has to offer.

### **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 "B"

### **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**

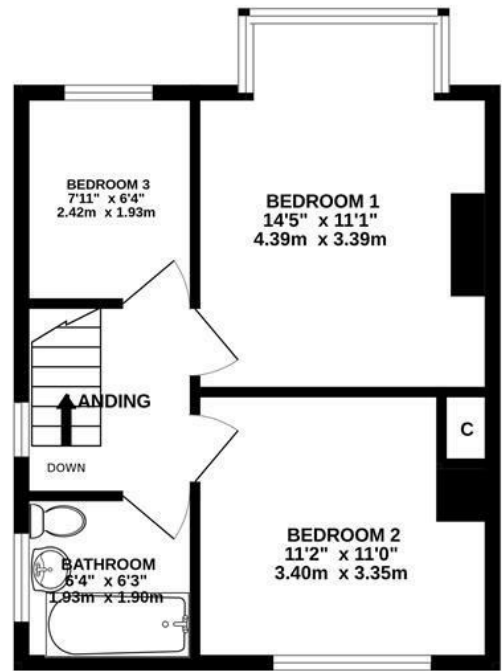
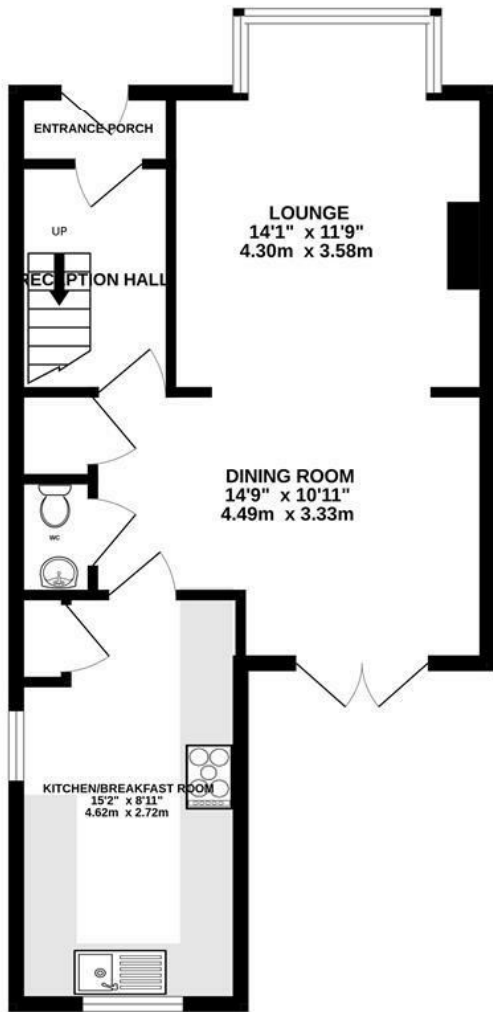
The property has the benefit of double glazing.

### **TENURE**

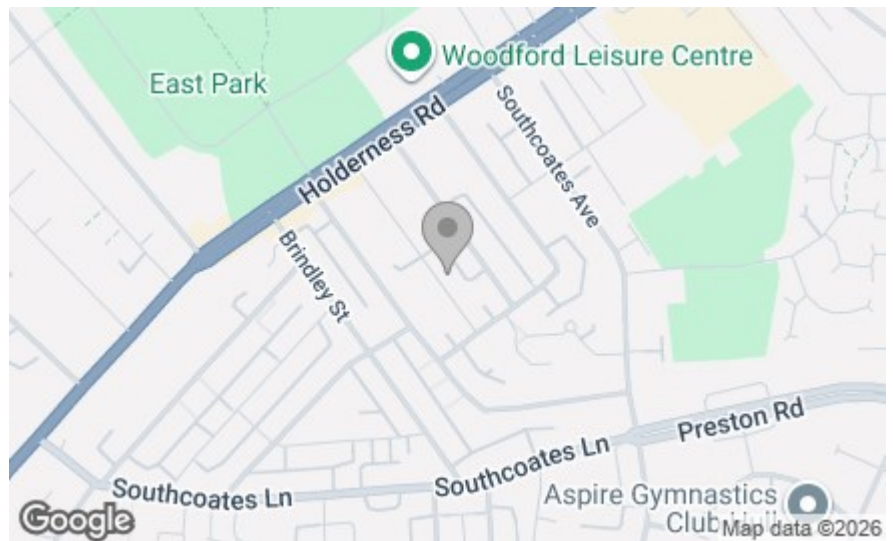
Symonds + Greenham have been informed that this property is Freehold

### **VIEWINGS**

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



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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Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(82 plus) A	86
(81-81) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
England & Wales	EU Directive 2002/91/EC

Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions	
(02 plus) A	86
(81-81) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO <sub>2</sub> emissions	
England & Wales	EU Directive 2002/91/EC