



National Avenue

Hull, HU5 4JB

- SOLD WITH NO ONWARD CHAIN
- Mid-Terraced Home
- Popular Location
- Detached Garage
- Close to Local Shops
- Three Bedrooms
- Great Investment Opportunity
- Good School Catchment Area
- Perfect for First Time Buyers & Investors
- Viewing Recommended

Asking price £100,000





Offered for sale with no onward chain, this three-bedroom mid-terraced house represents an excellent opportunity for both first-time buyers and investors alike. The property offers well-proportioned accommodation arranged over two floors, with plenty of scope for the new owner to make it their own.

The ground floor comprises a comfortable lounge together with a separate kitchen/diner, providing a practical space for everyday living. There is also a ground-floor shower room.

To the first floor are three bedrooms, offering flexibility for a growing family, home office or guest room depending on individual requirements.

Externally, the property benefits from a rear garden along with the added advantage of a detached garage, providing useful storage and off-road parking.



With its three bedrooms, useful outside space, detached garage and no onward chain, this property is well suited to those looking for their first home or an investment opportunity. Early viewing is recommended to appreciate the accommodation and potential on offer.

Entrance Hall

Providing access to the ground floor rooms and stairs leading to the first floor.

Lounge

11'0" x 13'8"

A good sized reception room located at the front of the property. With laminate flooring and radiator.

Kitchen/Diner

10'8" x 14'0"

A practical kitchen space with a range of wall and base units. There is a large window providing natural light and facing the rear aspect. With tiled flooring and a radiator.

Shower Room

3'5" x 13'6"

Conveniently located on the ground floor, the shower room provides essential facilities and comprises a shower, wash hand basin and WC.

Bedroom 1

12'0" x 12'1"

A well-proportioned bedroom offering plenty of space for bedroom furniture. With carpet flooring and radiator.

Bedroom 2

8'11" x 10'2"

Good-sized bedroom providing comfortable accommodation and flexibility for a bedroom, guest room or home office.

Bedroom 3

6'2" x 6'9"

A useful third bedroom which could be used as a child's bedroom, study or additional guest room depending on the needs of the new owner.

Rear Garden

The property benefits from a rear garden, providing valuable outdoor space for seating, entertaining or enjoying the warmer months.

Detached Garage

A detached garage providing useful additional storage and the potential for secure parking, adding further practicality to the property.

Additional Information

- Tenure Type - Freehold
- Local Authority - Hull City Council
- Council Tax Band - A
- Energy Performance Certificate Rating (EPC) - C

- Services - Mains Water, Electricity, Gas and Drainage are connected to the property

Viewings

Viewings are strictly by appointment only via Hanbeck Estate Agents. Please get in touch if you would like a viewing.

Free Valuation

Thinking of selling or letting?

If you are thinking of selling or letting a property, Hanbeck Estate Agents can be of assistance. We offer honest and friendly in-person property valuations. Please get in touch and we will arrange a no-obligation property appraisal.

Mortgages

Hanbeck Estate Agents can introduce you to independent financial advisors who have access to the whole of the mortgage market. Get in touch today for a free no obligation consultation.

Money Laundering Regulations

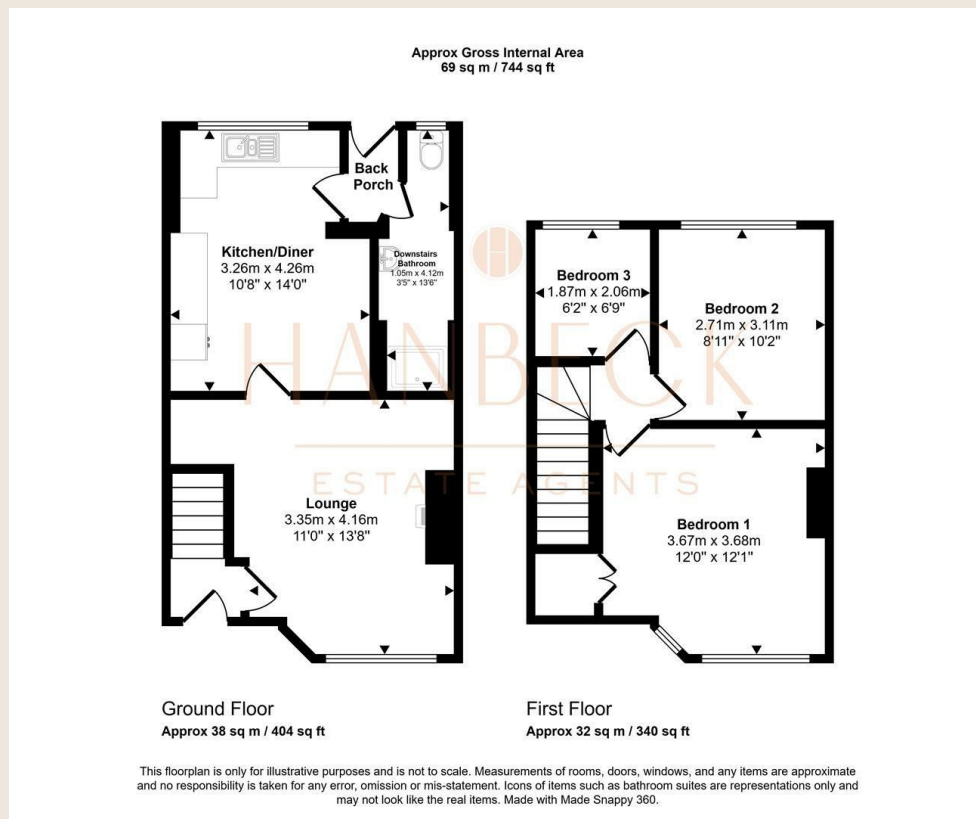
Estate agents operating in the UK are required to conduct Anti-Money Laundering (AML) checks in compliance with the regulations set forth by HM Revenue and Customs (HMRC) for all property transactions. It is mandatory for both buyers and sellers to successfully complete these checks before any property transaction can proceed. Our estate agency uses Coadjute's Assured Compliance service to facilitate the AML checks. A fee will be charged for each individual AML check conducted.

Disclaimer

These details are intended to give a fair description only and their accuracy cannot be guaranteed nor are any floor plans (if included) exactly to scale. These details do not constitute part of any offer or contract and are not to be relied upon as statements of representation or fact. Intended purchasers are advised to recheck all measurements before committing to any expense and to verify the legal title of the property from their legal representative. Any contents shown in the images contained within these particulars will not be included in the sale unless otherwise stated or following individual negotiations with the vendor. Hanbeck Estate Agents have not tested any apparatus, equipment, fixtures or services, so cannot confirm that they are in working order and the property is sold on this basis.



Local Authority **Hull City Council**
Council Tax Band **A**
EPC Rating **C**



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.