



SYMONDS + GREENHAM

Estate and Letting Agents



3 Chestnut Drive, Brough, HU15 2SY

£230,000

PEACEFULLY POSITIONED IN THE POPULAR VILLAGE OF GILBERDYKE, THIS WELL-PRESENTED TWO-BEDROOM DETACHED BUNGALOW OFFERS SPACIOUS LIVING, A BRIGHT CONSERVATORY, LOW-MAINTENANCE GARDENS, A GARAGE, AND EXCELLENT TRANSPORT LINKS.

Nestled in the charming village of Gilberdyke, this delightful two-bedroom detached bungalow on Chestnut Drive offers a perfect blend of comfort and convenience. The property features a spacious lounge, providing ample space for relaxation and entertaining. The contemporary kitchen is well-equipped, making it a joy for any home cook.

Both bedrooms are generously sized, ensuring a restful retreat at the end of the day. The bright conservatory adds a touch of elegance and serves as a lovely spot to enjoy the garden views throughout the seasons. The low-maintenance rear garden is ideal for those who prefer to spend their time enjoying their home rather than tending to it. For those with vehicles, the property offers off street parking, along with a garage for additional storage or workshop space.

Gilberdyke is a community-oriented village, providing easy access to the M62 and A63, making commuting a breeze. The local amenities include shops, a school, and a community centre, all contributing to the village's welcoming atmosphere. Public transport links, including a nearby train station, ensure that you are well-connected to surrounding areas.

This bungalow is a wonderful opportunity for anyone seeking a peaceful yet accessible home in a friendly community. Don't miss the chance to make this charming property your own.

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 "C"

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.

FLOOR PLAN DISCLAIMER

The measurements detailed on the floor plan are the maximum possible measurement for the length and width of the respective room, which can potentially be a measurement into an alcove, wardrobe or cupboard.

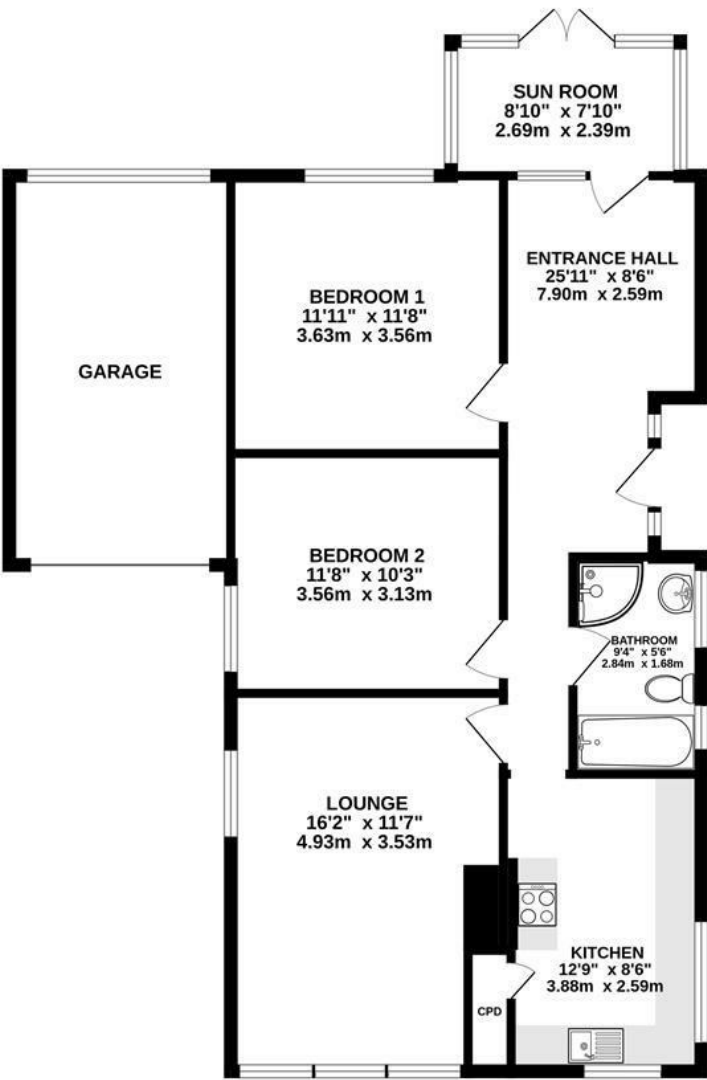
TENURE

Symonds + Greenham have been informed that this property is Freehold.

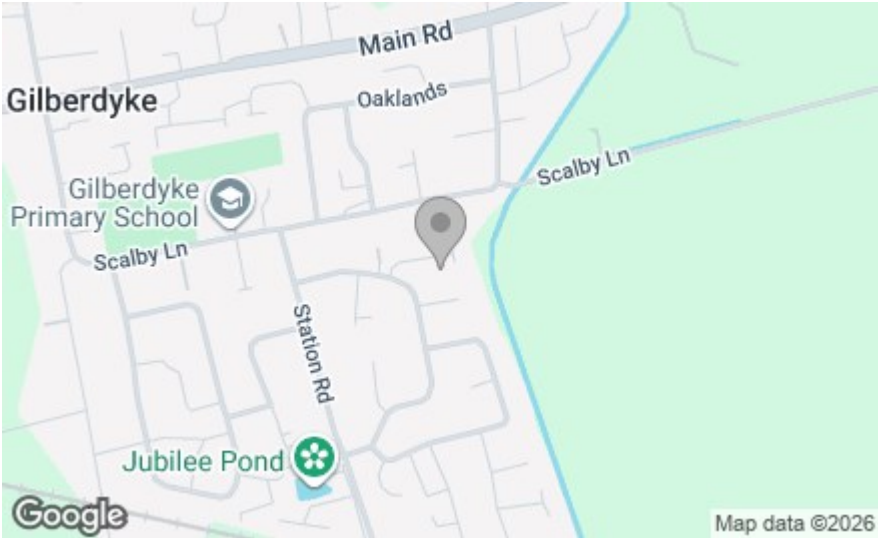
VIEWINGS

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

GROUND FLOOR



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			
(92 plus) A			86
(81-91) B			
(69-80) C		70	
(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 ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(02 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	