Quick & Clarke
PROPERTY SPECIALISTS

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150 Main Street, Willerby HU10 6DA

£229,950

Beverley | Cottingham | Hornsea | Willerby

- Rarely available property
- Traditional mid-terrace
- Newly decorated & carpeted
- Recently fitted kitchen & bathroom
- Attractive elevated position
- No onward chain
- EPC Rating: C
- Council Tax Band: C

Rarely available, a deceptively spacious and characterful mid-terraced property occupying an elevated position on the quieter part of Main Street in Willerby. Having been freshly decorated, and with the benefit of a new kitchen and carpets, the property offers a blank canvas to the new owner and even without furniture has a warm and homely feel. Benefitting from gardens to both front and rear, viewing of the property is highly recommended.

LOCATION

The property is situated in an elevated position and within a row of similar and distinctive terraces which sit slightly above Main Street on the Northern side of Willerby and conveniently close to the Waitrose Retail Park and amenities of Willerby Square. Very well served with local shops and services, the highly regarded Wolfreton School and Six Form College is just 10 minutes walk from the property.

THE ACCOMMODATION COMPRISES

GROUND FLOOR

ENTRANCE HALL

14'6" x 5'3" (4.42m x 1.60m)
Timber arched top front door with ornate glass panel, stairs to the first floor accommodation with storage cupboard under and part wood panelling to the walls.

LIVING ROOM

11'10" x 11'9" (3.61m x 3.58m)
A very well proportioned living room with walk-in bay window to the front elevation, decorative fireplace and open plan into the dining/sitting area.

DINING/SITTING AREA

14'10" x 11'3" (4.52m x 3.43m)
Patio doors opening onto the rear garden.

KITCHEN

18'5" x 8'9" reducing to 5'9" (5.61m x 2.67m reducing to 1.75m)
A newly fitted modern kitchen offering a range of wall and base storage units with gloss white fronts, contrasting dark laminate work surfaces and ceramic tile splashbacks, four ring ceramic hob with extractor over, integrated oven, stainless steel sink and drainer, wall mounted Ideal standard boiler, windows to two aspects and uPVC door opening out onto the rear garden.

CLOAKROOM

3'9" x 2'9" (1.14m x 0.84m)
Low level w.c. and window.

FIRST FLOOR

LANDING

PRINCIPAL BEDROOM

15'8" into bay x 11'11" into wardrobes (4.78m into bay x 3.63m into wardrobes)
One wall encompassing built-in wardrobes and bay window to the front elevation.

BEDROOM 2

10'9" x 13'1" (3.28m x 3.99m)
Built-in airing cupboard and window to the rear elevation.

BEDROOM 3

6'2" x 8'8" (1.88m x 2.64m)
A well proportioned single bedroom with feature oriel window to the front elevation.

BATHROOM

7'9" x 6'4" (2.36m x 1.93m)
Three piece sanitary suite comprising close coupled w.c., vanity hand wash basin with storage under and shower enclosure. Three walls are fully tiled and there is a window to the rear elevation.

VIEWINGS Strictly by appointment through the Sole Agent's Willerby Office on 01482 651155 . 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.

OUTSIDE

The property is set back from Main Street with steps leading up to the front garden. Much of the garden has been laid under decorative stone chippings for ease of maintenance with an attractive flower bed to the front.

The rear garden has a shaped lawn and a patio area located to make the most of the afternoon and evening sun. There is a shed for storage and pedestrian access from a tenfoot which runs at the side of the row of terraces.

NB: Parking is strictly on-street.

SERVICES

All mains services are available or connected to the property.

CENTRAL HEATING

The property benefits from a gas fired central heating system.

DOUBLE GLAZING

The property benefits from uPVC double glazing.

TENURE

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

VIEWING

Contact the agent’s Willerby office on 01482 651155 for prior 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 Willerby office on 01482 651155 or email willerby@qandc.net

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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