



178 Bethune Avenue, Hull, HU4 7HA

FOR SALE - £87,500

Haller Evans

Chartered Surveyors

An End of Terrace Two Bedroom Property found within a popular residential area close to local shops and not far from a range of amenities and facilities in Hessle. Road access to the A63/M62 and the Humber Bridge and a regular bus service connects you to the City Centre.

The property comprises Entrance Hall, Lounge and Kitchen/Diner to the Ground Floor. To the First Floor are Two Bedrooms and a Family Bathroom. Further benefits include uPVC windows and gas fired central heating.

Entrance Hall	With uPVC part glazed entrance door and stairs leading to first floor accommodation.
Lounge	4.24m x 3.63m. Featuring an electric fire, coving to the ceiling and two uPVC windows to front elevation.
Kitchen/Diner	4.54m x 2.83m. Fitted with a range of wall cupboards and base units together with contrasting worktops and drainer sink unit with mixer tap over. A Wall mounted boiler and radiator. A window to the rear elevation and a door leads to the rear garden.
Bedroom 1	4.58m x 4.38m. With window to front elevation.
Bedroom 2	2.84m x 2.42m. With built in wardrobe.
Bathroom	2.00m x 1.81m. With suite comprising pedestal wash hand basin, low flush WC and bath with shower over. Wall mounted towel rail and uPVC window.
Outside	Fenced forecourt with paved pathway. The rear garden is laid to lawn with paved patio area and a gate provides access out of the garden.
Tenure	We are verbally advised that the property is freehold and we are awaiting formal confirmation from the vendors solicitor.
Council Tax Band:	'A' NB: This can be reviewed by the Local Authority.
EPC Rating:	'D'

Viewing

For more information and to view please contact Haller Evans Tel 323033 or info@hallerevans.com

DISCLAIMER: This floor plan is for illustrative purposes only and not to scale; it should not be relied upon for accuracy. The image remains the intellectual property of Haller Evans and should not be reproduced without consent.

Property Management and Lettings

If you are a landlord looking to relieve yourself of the stress surrounding your tenanted properties or alternatively if you are seeking tenants, then Haller Evans are more than happy to help. We offer outstanding property management services as well as a quick turnaround letting service. If you wish to discuss your management needs, then please do not hesitate to call us on 01482 323033 or email info@hallerevans.com

Free Valuation Service

Are you thinking of selling? We offer fast and free marketing appraisals for all properties with a view to go to market. Our team are often able to complete the free valuation within the week and service a wide radius of areas including Hull and surrounding areas. If you are seeking a formal written valuation for mortgage or a variety of other purposes, please contact our sales team at our Grimsby Office.

Hull 66 - 68 Humber Street, HU1 1TU

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ADDITIONAL PHOTOS & PLANS



Lounge



Kitchen Diner



Kitchen Diner



Bedroom 1



Bedroom 2



Bathroom

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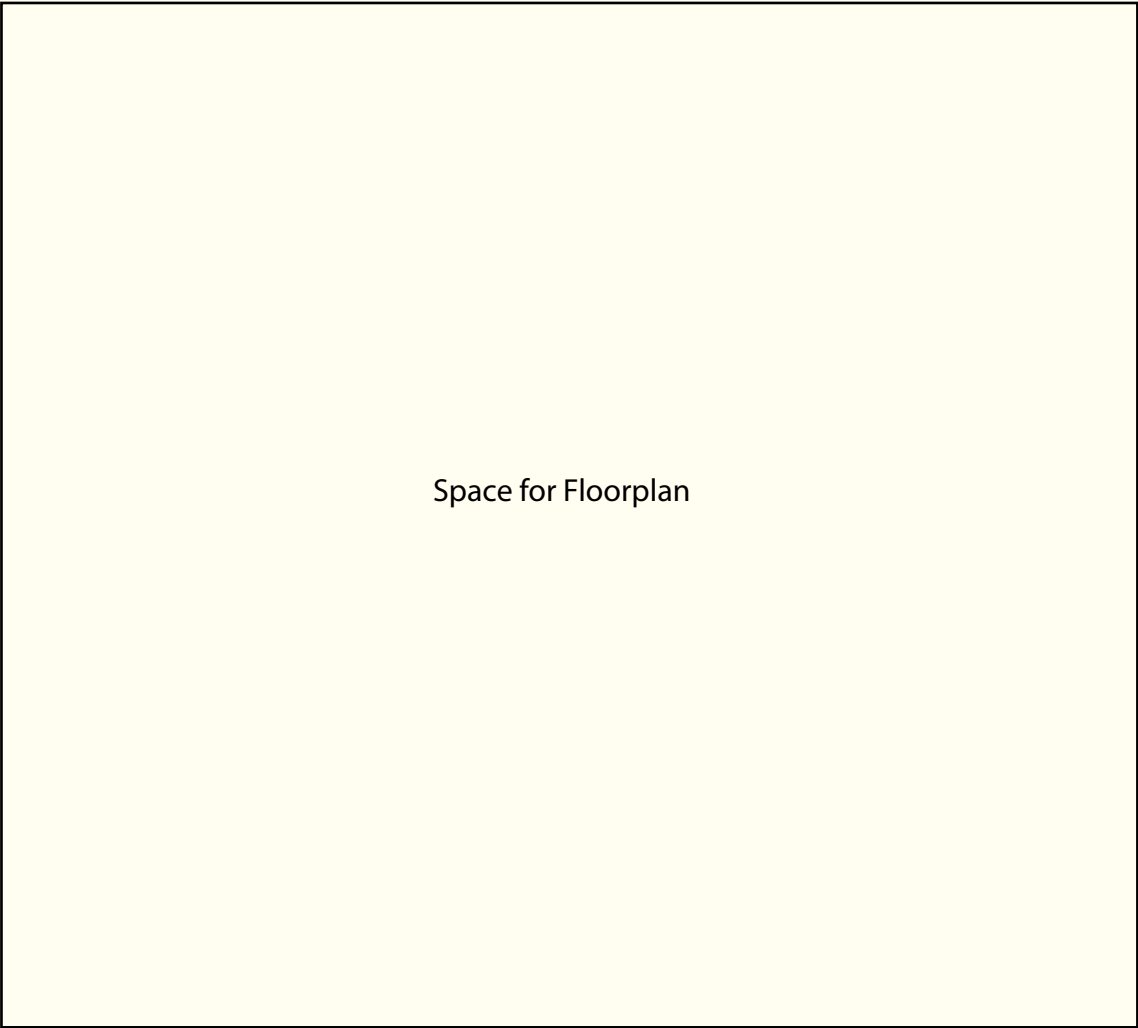
ADDITIONAL PHOTOS & PLANS



Rear Garden



Rear Elevation



Space for Floorplan

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