



## National Avenue, Hull, HU5 4JB

£129,995

Extended & modernised end terraced house in popular location. Modern kitchen with appliances plus modern shower room, lounge & dining room plus 2 double bedrooms. Well presented gardens plus off road parking. Ready to move in with flooring & blinds included as fitted.



# 257 National Avenue, Hull, HU5 4JB

We are delighted to offer for sale this modernised 2 double bedroom end terraced house located in a popular area with access to amenities and transport links plus access to OFSTED 'Outstanding' and 'Good' Primary and Secondary schools.

As you would expect the property benefits from gas central heating and PVCu double glazing. There is a modern kitchen with appliances and modern shower room. Items of note include walk in bay windows to lounge and bedroom 1, electric fire to lounge, fitted wardrobes to bedroom 1 plus an alarm. There are ample sockets and media points to the property. The home is ready to move in with flooring and blinds included as fitted.

To the ground floor is an entrance porch, lounge, dining room and kitchen. There are 2 double bedrooms plus a modern shower room accessed from the first floor landing.

The property benefits from well presented low maintenance gardens with external tap and power plus a store. There is off road parking plus an electric vehicle charging point.

Tenure - Freehold  
Council tax - Band B

The property comprises.

## GROUND FLOOR

### Entrance Porch

With fitted flooring.

### Lounge 13'8"(max) x 11'10"(max) (4.18m(max) x 3.63m(max))

With walk in bay window, electric fire, recessed spot lights, carpets and blinds.

### Dining Room 13'0"(max) x 8'7" (max) (3.97m(max) x 2.63m(max))

A light dual aspect room with carpets and blinds.

### Kitchen 12'9"(max) x 7'3"(max) (3.91m(max) x 2.23m(max))

Having a comprehensive range of modern wall and base units with complimenting laminate worktops and tiling. With oven, induction hob, hood, fridge freezer and washing machine. Vinyl flooring.

## FIRST FLOOR

### Landing

With fitted carpets.

### Bedroom 1 13'11"(max) x 12'3" (max) (4.25m(max) x 3.75m(max))

With walk in bay window, fitted wardrobes, carpets and blinds.

### Bedroom 2 9'11" x 8'8" (3.04m x 2.66m)

With carpets and curtains.

### Shower Room 6'11" x 6'0" (2.11m x 1.84m)

Having modern white sanitary ware with double shower, tiling, vanity basin and recessed spot lights.

## EXTERNAL

The property benefits from well presented low maintenance gardens with external tap and power plus a store. There is off road parking plus an electric vehicle charging point.





