URBAN PROPERTY









59 Cosford Garth, Hull, HU7 4LD

£85,000

Brought to the market with NO CHAIN involved! This two bedroom mid terraced property is an ideal investment opportunity! Deceptively spacious! Situated close by to local amenities and bus links into the city centre! Installed with gas central heating & double glazing. Accommodation briefly comprises; entrance hall, downstairs w/c, kitchen, dining room and lounge to the ground floor. The first floor comprises; landing, two double bedrooms and a wet room. To the exterior an easily maintainable front yard with path to entry. To the rear is a fully enclosed garden with lawn and patio.

Ground floor

Entrance hallway
With entrance door, carpet flooring, radiator and doors to:

Downstairs W/C
With window to the front, carpet flooring, pedestal hand wash basin and low flush w/c.

Kitchen
With window to the front, tiled flooring, range of wall and base units with complimenting work surface & tiling to splash backs, electric oven, gas hob, extractor hood, sink unit with mixer tap and plumbing for automatic washing machine.

Dining room
With sliding door to the rear, carpet flooring, radiator and stairs off.

Lounge
With window to the rear, carpet flooring, radiator and feature fireplace.

First floor

Landing
With carpet flooring, storage cupboard and doors to:

Bedroom
With windows to the front, carpet flooring, radiator and fitted wardrobes.

Bedroom
With window to the rear, carpet flooring, radiator and fitted wardrobes.

Wet Room
With window to the rear, vinyl flooring, radiator, part tiled walls, low flush w/c, pedestal hand wash basin and shower.

Exterior
To the exterior an easily maintainable front yard with path to entry. To the rear is a fully enclosed garden with lawn and patio.

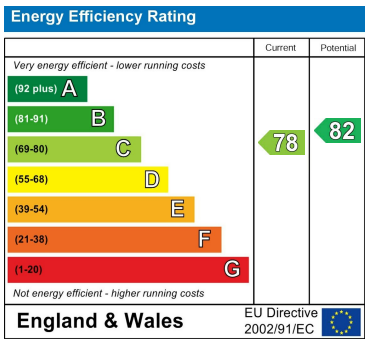
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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