



Beck Close, Howden, DN14 7GH

Offers in Region of **£400,000**





- Spacious Four Bed Detached Bungalow With Two En-Suite Bedrooms
- South Facing Rear Garden
- 170 Sq. M/ 1829 Sq. Ft
- Mains Gas Central Heating. Mains Electricity.
- Broadband: FTTC. Mobile 5G
- Mains Water. Mains Sewerage
- Brick Built Construction
- FREEHOLD
- EPC Rating 'C' (76)
- Council Tax Band 'D'



This attractive, spacious and adaptable bungalow offers the perfect blend of space, style and location with well planned living accommodation throughout. The property sits on a generous corner plot in this sought after area.

The bungalow has single level access and has wide doors suitable for wheelchairs.

Upon entering this home you are greeted by a large, welcoming reception hall that allows easy access to all of the main rooms of the property. The reception room doors have glass panels installed for a light and airy feel.

The large living room offers relaxation by the electric log burning effect fire, large window to the front of the property allows copious light in and the conventional shape of this room means no tricky decisions over where sofas will go.

The stunning open-plan kitchen and dining area has been designed with busy families in mind and would instantly become the heart of this home for cooking, eating and entertaining. The sleek high gloss units are modern and the kitchen also features a breakfast island unit for busy mornings. There are built in cooking facilities including ceramic hob, fridge/freezer and dishwasher. The dining area has space for a large table and sofa with views out over the rear garden.

The bungalow features four well appointed bedrooms. The large Master bedroom comprises main bedroom area, walk in wardrobe, storage cupboard, snug and beautiful en-suite with separate shower and jacuzzi bath. This could also be used as an annex for multi-generational living. The second bedroom also has shower-room en-suite. The third bedroom is a double with fitted wardrobe whilst the fourth is a generous single.

The Family bathroom with sunlight for natural light is finished to a high standard with modern fixtures and fittings.

The extensive loft storage area (accessed via the dining room) provides additional storage, it has been boarded with staircase access.



Outside to the rear of the property is the large garden mainly laid to lawn with mature shrubs and trees that define the border of the property. There is also a paved patio area which stretches down both sides. There are two wooden summer houses as well as a greenhouse. The garden over looks the local allotments so is not over looked!

The front of the property offers ample off street parking for up to four vehicles.

The Historic market Town of Howden offers easy access to the M62 and M18 motorways. The property lies close to the beautiful Minster and local amenities including independent shops, pubs and restaurants.

Property Information Disclaimer

- Property was extended in 2015 and details of the approval can be found here [15/03350/PLF](#) | Internal alterations, erection of single storey extension to front to incorporate attached garage and replacement of roof to conservatory | Edendale 19 Beck Close Howden East Riding Of Yorkshire DN14 7GH

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Verify the information independently before making any transactional decisions

Conduct their own inspections, surveys and searches

Seek independent legal and professional advice as appropriate.

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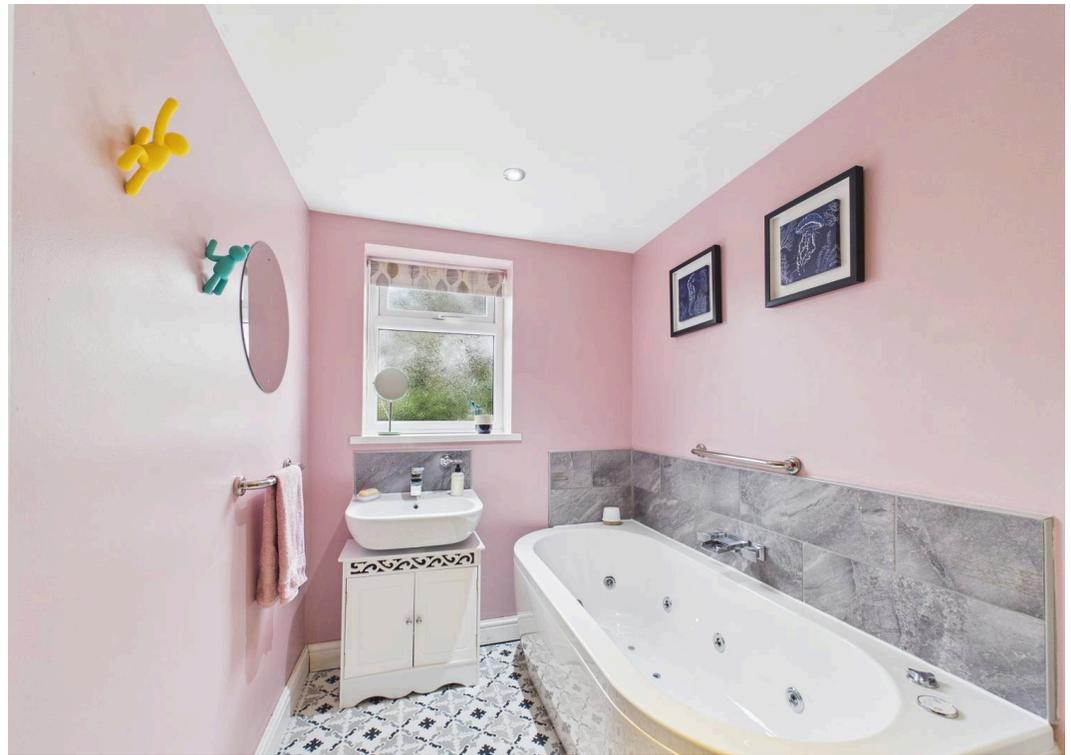
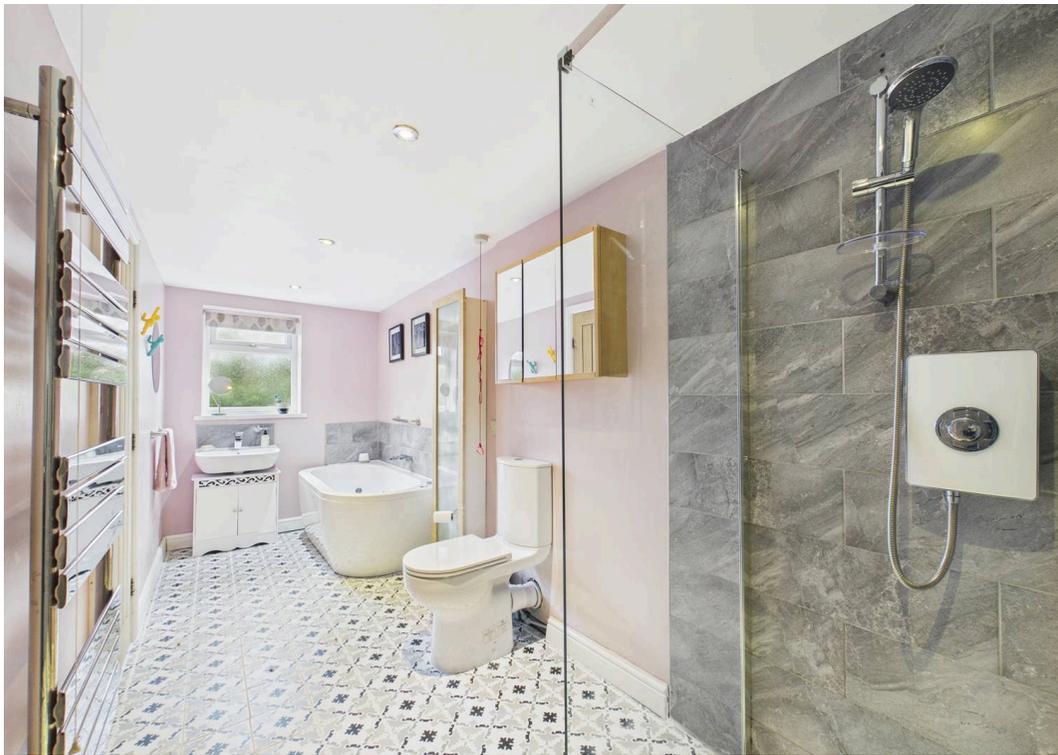
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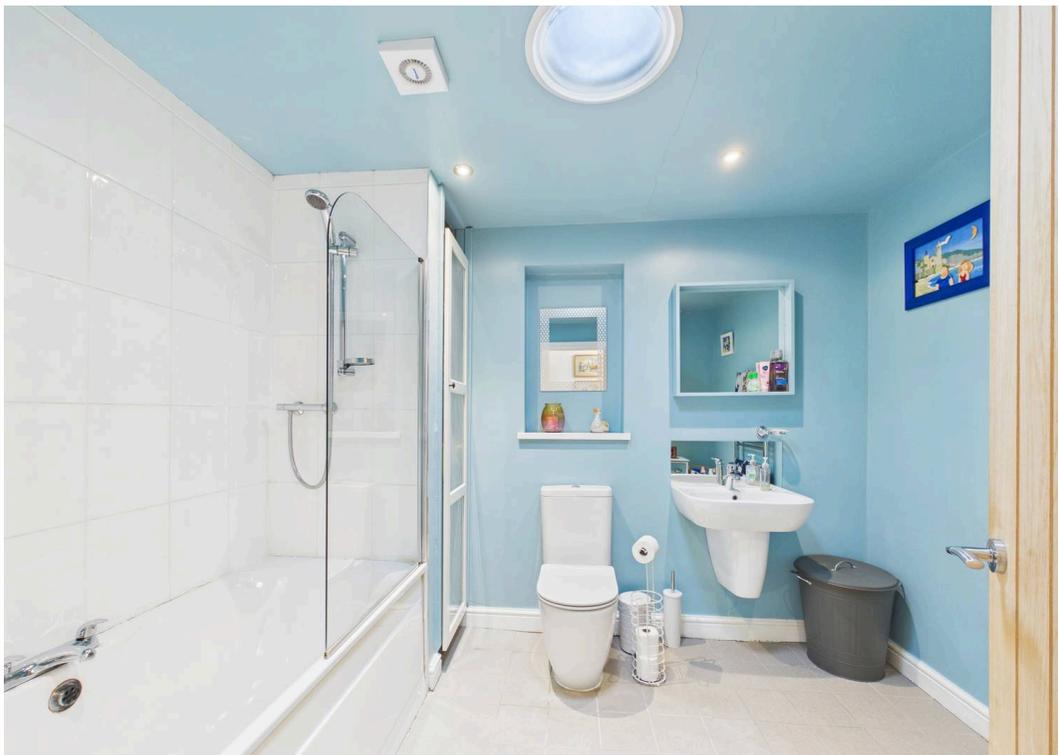
Our opening hours are Monday to Friday 9.00 to 17.30 and Saturdays 9.00 to 16.00

Should you wish to arrange a viewing, please contact us on 01757 7099











Approximate total area⁽¹⁾
155.7 m²
1676 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.



Ground Floor



JP Harll

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