



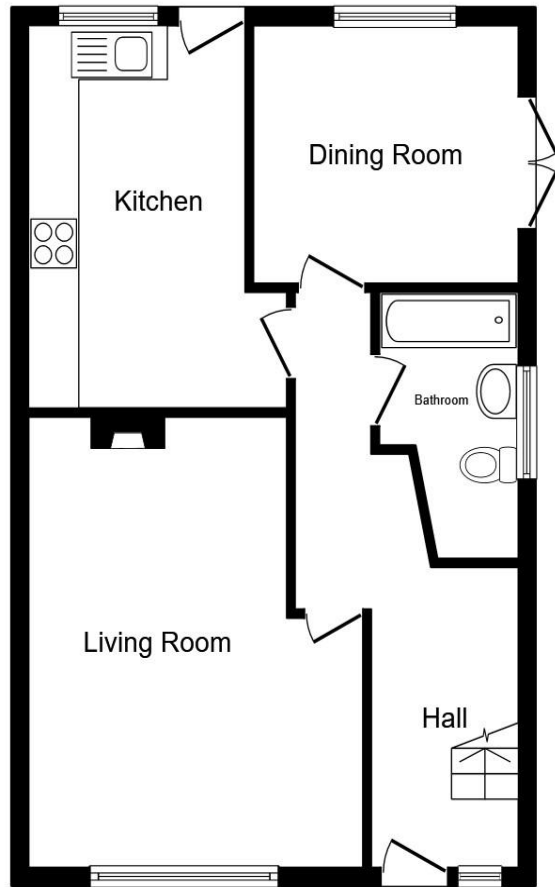
**Grizedale, Hull, HU7 4BA**

## Welcome to

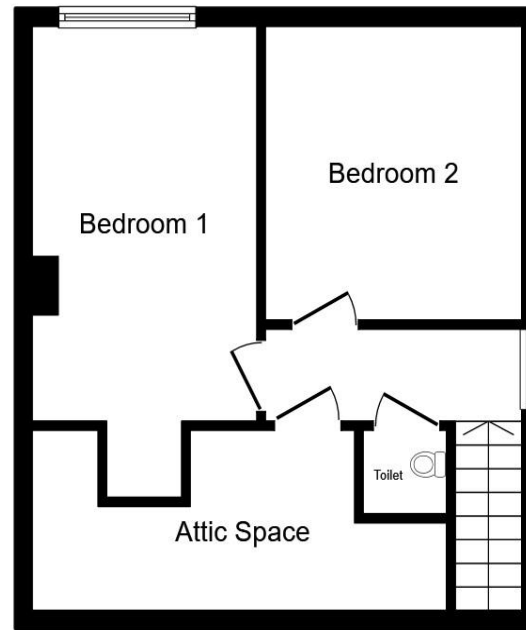
### Grizedale, Hull

Beautiful two-bedroom semi-detached dorma bungalow on the popular Grizedale, Hull. Set on a generous plot with stunning gardens, detached garage and off-street parking. Featuring a spacious lounge, modern bathroom, stylish fitted kitchen, versatile dining room, two double bedrooms and attic storage.





**Ground Floor**



**First Floor**

**Entrance Hall**

**Lounge**

16' 5" max x 12' 11" max ( 5.00m max x 3.94m max )

**Dining Room**

10' 4" max x 9' 1" max ( 3.15m max x 2.77m max )

**Kitchen**

14' max x 8' 4" max ( 4.27m max x 2.54m max )

**Bathroom**

8' 8" max x 5' 5" max ( 2.64m max x 1.65m max )

**Landing**

**Bedroom 1**

14' 4" max x 8' 11" max ( 4.37m max x 2.72m max )

**Bedroom 2**

10' 11" max x 9' 11" max ( 3.33m max x 3.02m max )

Total floor area 93.1 m<sup>2</sup> (1,002 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



## Welcome to

## Grizedale, Hull

- GUIDE PRICE £160,000 - £170,000
- GORGEOUS SEMI-DETACHED DORMA BUNGALOW
- 2 SPACIOUS DOUBLE BEDROOMS
- OFF-STREET PARKING & DETACHED GARAGE
- BEAUTIFUL REAR GARDEN

Tenure: Freehold EPC Rating: Awaited  
Council Tax Band: B

guide price

**£160,000 - £170,000**



## Directions to this property:

Please see below map, or for further information, please contact the residential sales team on 01482 327913.



Please note the marker reflects the postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/HDR124009](http://williamhbrown.co.uk/Property/HDR124009)



Property Ref:  
HDR124009 - 0002

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