Riverside



106 Somerset Street

, Hull, HU3 3QH

Offers over £110,000

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, Hull, HU3 3QH

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Ground Floor

Entrance Hallway
Entrance to the front via UPVC double glazed door. with fixed staircase to first floor level and radiator.

Lounge/Diner
26'1" x 10'9" (7.96m x 3.30m)
A deceptively large space, with UPVC double glazed window to the front, UPVC double glazed window to the rear, under stairs storage cupboard, carpet flooring and two radiators.

Kitchen
11'10" x 8'9" (3.61m x 2.67m)
With UPVC double glazed window to the side and UPVC double glazed door to the rear garden. Kitchen fitted with a range of base and wall mounted units, laminated work surfaces, tiling to splashback areas, inset stainless steel sink unit, inset gob with extractor over and built in double oven.

First Floor

Central Landing
Split level landing to the first floor providing access to all rooms

Bedroom One
14'4" x 11'9" (4.39m x 3.59m)
Generous double bedroom to the front with UPVC double glazed window, carpet flooring and radiator.

Bedroom Two
9'1" x 12'0" (2.77m x 3.68m)
Second double bedroom with UPVC double glazed window to the rear, laminate flooring and radiator.

Bedroom Three
6'9" x 8'7" (2.08m x 2.64m)
To the rear, with UPVC double glazed window, carpet flooring and radiator.

Bathroom
4'11" x 5'4" (1.51m x 1.65m)
Fitted with a three-piece suite in white, comprising panelled bath with shower over, low level WC and pedestal sink unit. With Fully tiled walls, radiator and UPVC double glazed window to the side.

Externally
Outside, the property has an enclosed forecourt garden with brick wall to the front and gated access. The rear is enclosed and mostly gravelled for ease of maintenance and a patio area for seating. A gate provides access to a passage which leads back to the street.

Council Tax Band
We have been advised the property is council tax band A, payable to Hull City Council.

ADDITIONAL INFORMATION
Tenure:
Freehold

Disclaimer:
Any information in relation to the length of lease, service charge, ground rent and council tax has

been confirmed by our sellers. We would advise that any buyer make their own enquiries through their solicitors to verify that the information provided is accurate and not been subject to any change.









Road Map



Hybrid Map



Terrain Map



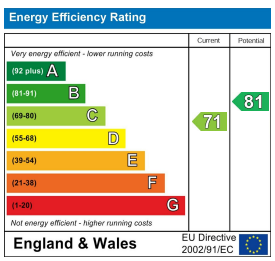
Floor Plan



Viewing

Please contact our Hull Office
on 01482 322411 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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