



**SYMONDS + GREENHAM**

*Estate and Letting Agents*



## 153 St. Georges Road, Hull, HU3 3PX £800

Nestled on St. Georges Road in Hull, this charming end-terrace house presents an exceptional opportunity for families seeking a blend of space, comfort, and convenience. Ideally located between Anlaby Road and Hessle Road, residents will enjoy easy access to well-regarded schools, local amenities, and the lively St Andrews Quay, making it a perfect spot for those who value community living.

This fully refurbished property boasts a fresh and modern aesthetic, having undergone extensive renovations to a high standard. The ground floor features two inviting reception rooms, ideal for family gatherings or quiet evenings in. The brand-new kitchen is both stylish and functional, providing a delightful space for culinary adventures. Additionally, the modern family bathroom has been thoughtfully designed to cater to the needs of a busy household.

Upstairs, you will find three generous bedrooms, each offering ample space for relaxation and personalisation. The property is in "move-in" condition, allowing new occupants to settle in without delay.

Outside, the large rear yard provides a wonderful outdoor space for children to play or for hosting summer barbecues. This home is not only a sanctuary of comfort but also a gateway to the vibrant life that Hull has to offer. With excellent transport links to the city centre, this property is an ideal choice for those looking to enjoy the best of both worlds—peaceful living with the excitement of urban life just a stone's throw away. Don't miss the chance to make this delightful house your new home.

There is a one week holding deposit on the property of £185 which is refunded following successful referencing.  
Deposit is one months rent in advance and so full cost following successful referencing for the property would be £1590.

#### **COUNCIL TAX BAND**

Symonds + Greenham have been informed that this property is in Council Tax Band A.

#### **EPC RATING**

The EPC rating is a D.

