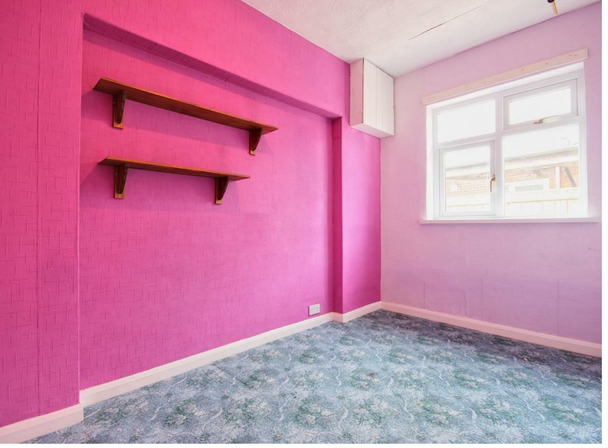
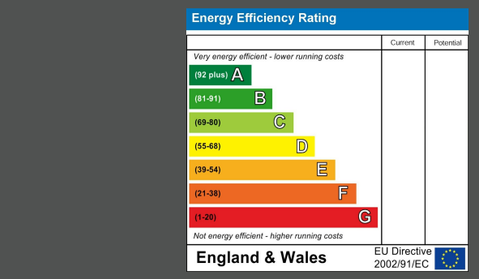


Quick & Clarke

PROPERTY SPECIALISTS


2 Market Place
Hornsea
East Riding of Yorkshire
HU18 1AW
01964 537123
hornsea@qandc.net


# 208 Seaside Road, Aldbrough, HU11 4RY

## Offers in the region of £165,000

- Semi-Detached Bungalow
- Spacious Kitchen and Lounge
- Parking and Garage
- Must be Viewed
- Two Bedrooms
- Generous Sized Garden
- No Chain
- Energy Rating: To Be Confirmed

## LOCATION
Aldbrough is a charming and well-served coastal village on the East Yorkshire coast, offering an appealing blend of seaside living and everyday convenience. With a parish population of around 1,350, the village enjoys a friendly community atmosphere while benefiting from a range of local amenities. Ideally positioned, Aldbrough lies approximately 12 miles north of the city of Hull and around seven miles south of the popular seaside town of Hornsea, providing excellent access to both urban and coastal attractions. The village is well equipped with local shops, public houses, a primary school, doctors' surgery, playing field and sports hall, all supported by a regular country bus service. This attractive coastal location makes Aldbrough a popular choice for those seeking a relaxed lifestyle by the sea without compromising on connectivity or essential facilities.

## ACCOMMODATION
The accommodation has an oil fired central heating system via hot water radiators, UPVC double glazing and is arranged on one floor as follows:

## FRONT ENTRANCE PORCH
With a UPVC double glazed porch with UPVC inner door to:

## ENTRANCE HALL
With an airing cupboard housing the hot water cylinder, one central heating radiator and doorways to:

## UTILITY ROOM
8'9" x 6'
With a UPVC side door, plumbing for an automatic washing machine, one central heating radiator and leading to:

## CLOAKS / W.C.
10" x 6'
With a low level W.C., pedestal wash hand basin, wall cupboard and one central heating radiator.

## KITCHEN
11'11" x 10'5"
With a range of wooden base and wall units with contrasting worksurfaces with an inset stainless steel sink unit, a floor standing boiler and one central heating radiator.

## LOUNGE
12'9" x 21'7"
With an open fire and recess, sliding patio doors leading to the rear garden and two central heating radiators.

## BEDROOM 1 (FRONT)
10'3" x 11'4"
With a box bay window to the front and one central heating radiator.

## BEDROOM 2 (FRONT)
11'11" x 10'1"
With a built in wardrobe and cupboards along one wall and one central heating radiator.

## BEDROOM 3 (SIDE)
10'7" x 6'10"
With built in storage cupboards with shelving to the wall and one central heating radiator. There is also the fuse box and gas meter located inside a cupboard.

## BATHROOM / W.C.
8'7" x 4'3"
With a three piece suite comprising of a panelled bath with an electric shower and shower curtain rail above, low level W.C., pedestal wash hand basin, tiled flooring and one central heating radiator.

## OUTSIDE
The property fronts onto a lawned foregarden and a driveway along the side of the property leads to a tandem garage with an up and over main door and two personal doors.

To the rear is a good sized, mainly lawned garden with a small patio area to the immediate rear of the property. There are well stocked borders with mature planting, trees and hedgerow, along with a greenhouse, oil tank and outside cold water tap. The garden also benefits from beautiful views overlooking fields beyond.

## TENURE
The tenure of this property is understood to be freehold (confirmation to be provided by the vendors solicitors) and vacant possession will be given upon completion at a date to be agreed.

## COUNCIL TAX BAND
The council tax band for this property is band B.

# FLOOR PLAN

# TO FOLLOW