

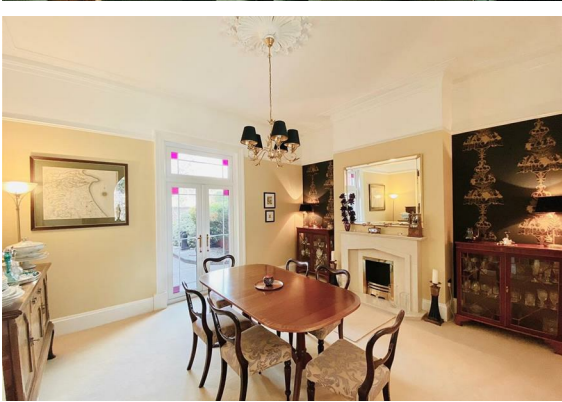


5 Suffolk Terrace, Hornsea, HU18 1BT
£349.950



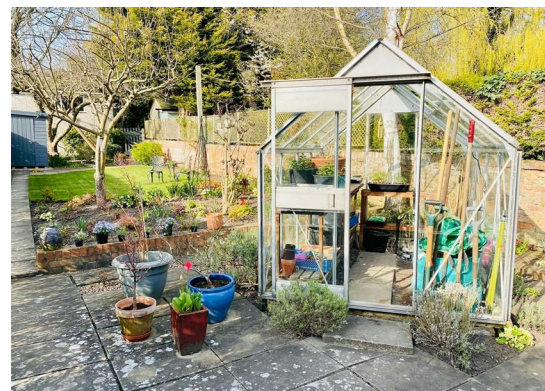
Overlooking Hornsea Mere, this magnificent period town house is situated on one of Hornsea's sought after and well known roads which has views over Hornsea Mere and leads into the town. Offering fabulous and generous sized accommodation and with great flexibility of use, this beautifully styled and immaculate, homely house retains many characterful and period features. With two large reception rooms to the ground floor, the property also has a good sized breakfast kitchen. There are three bedrooms, one being En-suite, the family bathroom with separate w.c. and study to the first floor. To the second floor are two further good sized bedrooms. Externally is a double garage and beautiful mature good sized gardens to the front and rear.

This fantastic position is within comfortable walking distance of the shops and amenities within the town centre and we really can't express enough what a magnificent and rarely available property this is.



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		78
(81-91) B		
(69-80) C		
(55-68) D	61	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



Front Garden

Laid mainly to lawn with gravelled pathway, flower, tree and shrub areas and hedged boundaries.

Entrance Porch

Cornicing.

Entrance Hall

Entrance door, straircase with spindle banister leading to first floor with two understairs cupboards, cornicing and corpels, and radiator.

Cloakroom (WC)

Window to side aspect, wash hand basin and w.c, heated towel rail and laminate flooring.

Lounge

17'4" x 16'11" (5.29 x 5.18)

Bay window to front, stone fireplace with gas fire, feature art window to dining room, coving to ceiling and ceiling rose, picture rail and radiator.

Dining Room

15'3" x 13'6" (4.66 x 4.14)

Feature fireplace and feature arch window to lounge, french doors to garden, coving to ceiling and ceiling rose, picture rail and radiator.

Kitchen Diner

23'11" x 9'8" (7.29 x 2.95)

Three windows to side aspect and one to rear, a range of fitted wooden wall and base units with complimentary work surfaces, single drainer and half bowl ceramic sink, island unit, space under counter

for slimline dishwasher, washing machine and fridge, space for range style oven/hob, doors to garden, spotlights, wooden flooring and radiator.

First Floor Landing

Staircase to second floor with spindle banister, cornicing, fitted bookcase and radiator.

Master Bedroom

14'3" x 13'6" (4.35 x 4.14)

Window to rear, built in cupboard, coving to ceiling and ceiling rose, picture rail, radiator and carpet.

En-Suite

Pedestal wash hand basin with step in shower and W.C, heated towel rail and extractor fan, access to loft space and laminate flooring.

Bedroom 2

Window to front, built in cupboard, cornicing to ceiling, ceiling rose, picture rail, pedestal wash hand basin, carpeted flooring and radiator.

Bedroom 3

10'0" x 8'3" (3.05 x 2.54)

Window to front, built in cupboard, cornicing to ceiling, ceiling rose, picture rail, pedestal wash hand basin, carpeted flooring and radiator.

Bedroom 4

20'0" x 10'5" (6.11 x 3.19)

Window to front, built in cupboard, cornicing to ceiling, carpeted flooring and radiator. Located on second floor.

Bedroom 5

15'6" x 12'1" (4.74 x 3.7)

Window to rear, built in cupboard, cornicing to ceiling, carpeted flooring and radiator.

Bathroom

10'11" x 8'10" (3.33 x 2.70)

Window to side, panelled bath, step in corner shower unit, vanity unit incorporating sink and full height storage units, tiled flooring, heated towel rail, spotlights and door to:

Seperate WC

Window to side, high flush WC and part panelled walls.

First Floor Office

12'7" x 9'9" (3.84 x 2.99)

Accessed through bathroom, window to rear and radiator.

Rear Garden

Laid mainly to lawn with a mix of fenced, hedged and walled boundaries. Two garden sheds, greenhouse, planted borders and access to:

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Viewing

Please contact our Our House Estate Agents Office on 01964 532121 if you wish to arrange a viewing appointment for this property or require further information.

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