

Whitakers

Estate Agents



201 De La Pole Avenue

, Hull, HU3 6RF

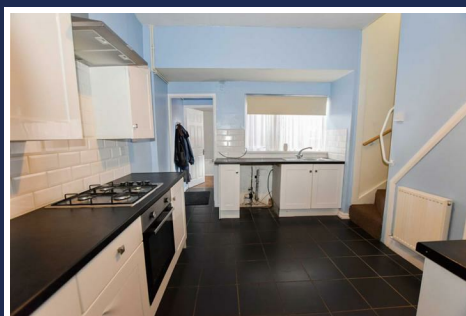
Asking Price £75,000



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Entrance

Double glazed front door leading into the entrance with glazed window to the lounge.

Lounge

12'6" x 14'2" (3.81 x 4.32)

UPVC double glazed bay window to the front aspect, radiator and gas fire with wooden inset and wooden surround.

Kitchen

11'8" x 9'11" (3.56 x 3.02)

UPVC double glazed window, base, drawer and wall units, worktops and splash back tiles and tiled floor. Electric oven with gas hob and extractor hood over, stainless steel sink with mixer tap over. Plumbed for a washing machine and under stairs storage cupboard.

Lobby

UPVC double glazed door leading to the yard and tiled floor.

Bathroom

5'5" x 7'6" (1.65 x 2.29)

UPVC double glazed window to the side aspect, panelled bath with mixer shower over, pedestal wash basin and low flush WC. Part tiled walls and laminate flooring.

First Floor

Loft hatch and doors leading to the bedrooms.

Bedroom One

12'8" x 11'6" (3.86 x 3.51)

UPVC double glazed window to the front aspect and radiator.

Bedroom Two

10'5" x 9'7" (3.18 x 2.92)

UPVC double glazed window to the rear aspect and radiator.

Outside

Low maintenance to the front with yard to the rear which is walled to the boundary.

Agents Notes

Services, fittings & equipment referred to in these sale particulars have not been tested (unless otherwise stated) and no warranty can be given as to their condition. Please note that all measurements are approximate and for general guidance purposes only.

Valuations

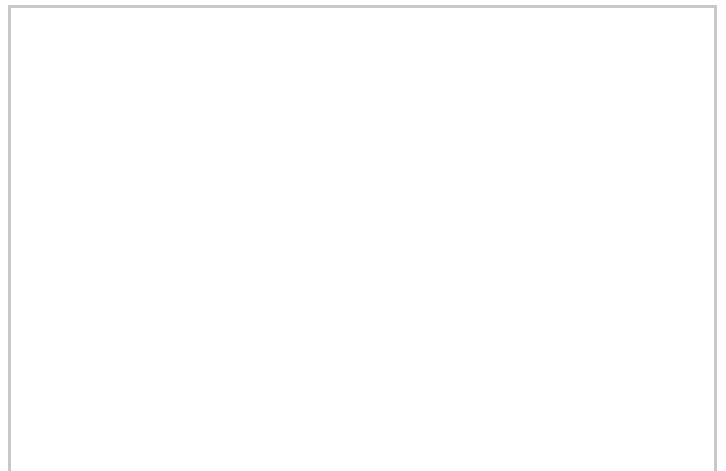
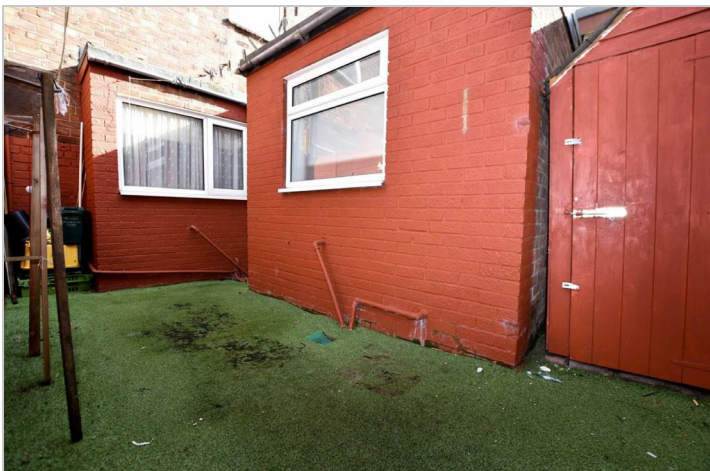
We offer a free sales valuation service, as an Independent company we have a strong interest in making sure you achieve a quick sale. If you need advice on any aspect of buying or selling please do not hesitate to ask.

Additional Services

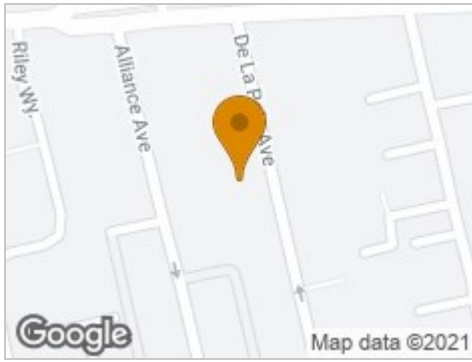
Whitaker Estate Agents offer additional services via third parties: surveying, financial services, investment insurance, conveyancing and other services associated with the sale and purchase of your property.

We are legally obliged to advise a vendor of any additional services a buyer has applied to use in connection with their purchase. We will do so in our memorandum of sale when the sale is instructed to both parties solicitors, the vendor and the buyer.

Whitakers Estate Agents for themselves and for the lessors of the property, whose agents they are give notice that these particulars are produced in good faith, are set out as a general guide only & do not constitute any part of a contract. No person in the employ of Whitakers Estate Agents has any authority to make or give any representation or warranty in relation to this property.



Road Map



Hybrid Map



Terrain Map



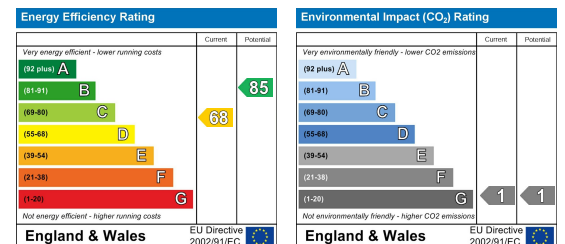
Floor Plan



Viewing

Please contact our Whitakers Estate Agents - West Hull Office Office on 01482 330490 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.