

Whitakers

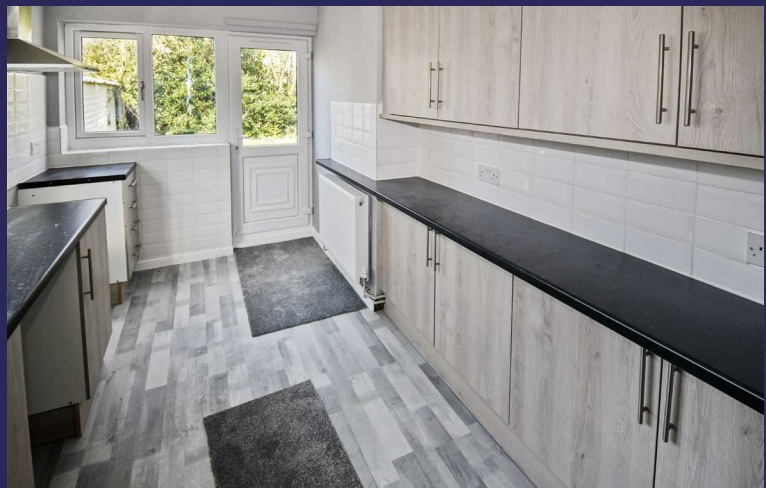
Estate Agents



170 Burden Road

, Beverley, HU17 9LN

£184,950



170 Burden Road

, Beverley, HU17 9LN

£184,950



The Accommodation Comprises

Ground Floor

Storm Porch

Upvc double glazed entrance door leads to:

Entrance Hall

Upvc double glazed window, central heating radiator, under stairs storage cupboard and staircase to landing off, coved ceiling.

Through Lounge Dining Room

24'8" x 12'3" Max (7.52 x 3.73 Max)

Upvc double glazed window, Upvc double glazed doors leading to the rear garden, two central heating radiators, coved ceiling.

Kitchen

13'7" x 8'2" Max (4.15 x 2.48 Max)

Two Upvc double glazed windows and rear entrance door, central heating radiator, a range of base wall and drawer units, fitted work surfaces, single drainer sink unit, plumbed for an automatic washing machine.

First Floor Accommodation

Landing

Upvc double glazed window.

Bedroom One

12'2" x 11'4" Max (3.72 x 3.46 Max)

Upvc double glazed window, central heating radiator, fitted wardrobes.

Bedroom Two

12'2" x 11'4" (3.70 x 3.46)

Upvc double glazed window, central heating radiator.

Bedroom Three

9'3" x 7'1" (2.81 x 2.15)

Two Upvc double glazed windows and central heating radiator.

Bathroom

Upvc double glazed window, central heating radiator, panelled bath and wash basin.

Separate W.C.

Upvc double glazed window, low flush WC.

Gardens

The property has gardens to the front and rear with a side driveway and garage.

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.

Free Market Appraisals / 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.

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.

Tel: 01482 657657

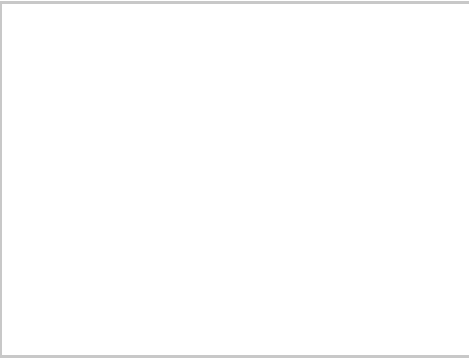
Additional Services

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.

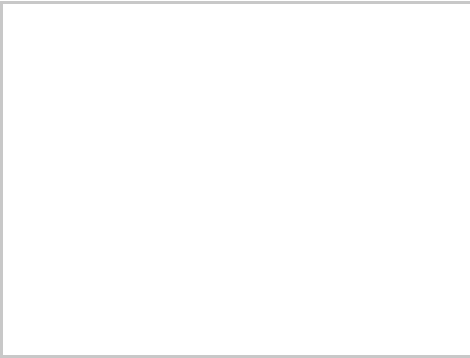
We are legally obliged to advise a vendor of any additional services a buyer has applied to use in connection with their purchase. We will do so in our memorandum of sale when the sale is instructed to both parties solicitors, the vendor and the buyer.



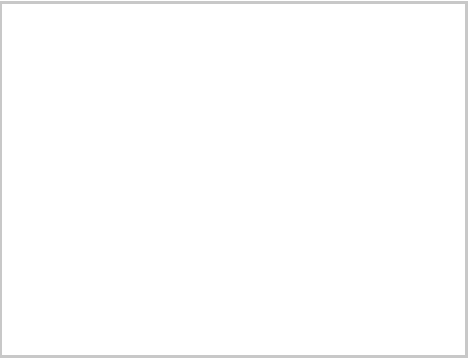
Road Map



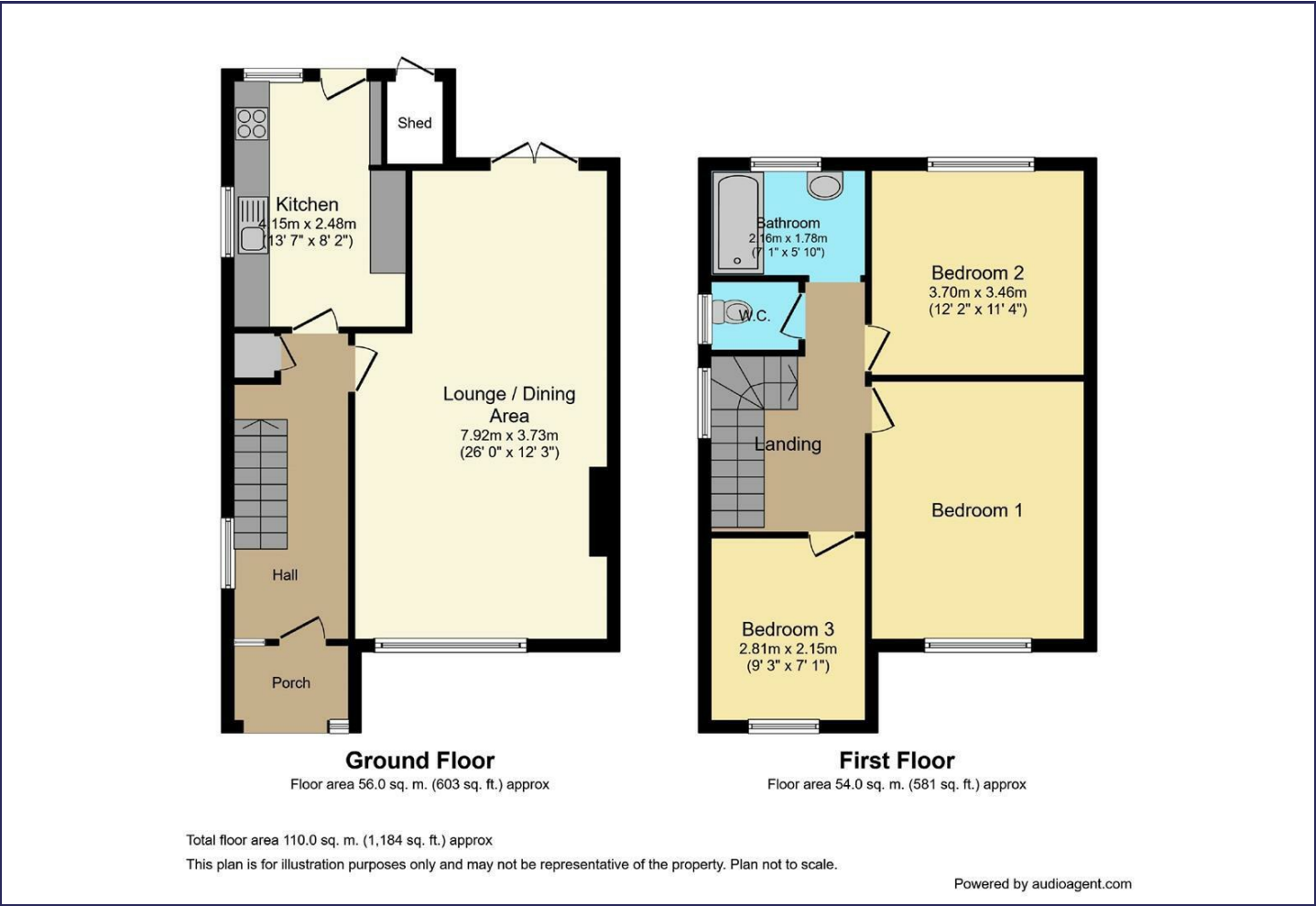
Hybrid Map



Terrain Map



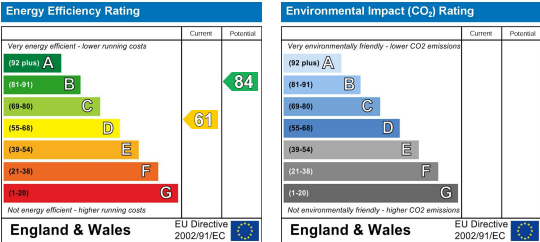
Floor Plan



Viewing

Please contact our Whitakers Estate Agents - Anlaby Office Office on 01482 657657 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 firms employment has the authority to make or give any representation or warranty in respect of the property.