



Goodwin Fox

A Fresh Approach To Property

RESIDENTIAL SALES & LETTING AGENTS



11 Northfield

WITHERNSEA, HU19 2BA

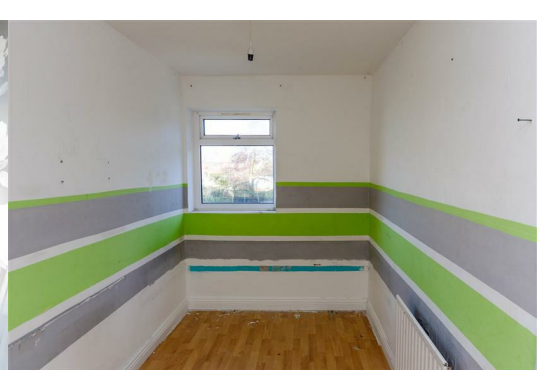
Offers In The Region Of
£89,950



SPACIOUS HOUSE WITH LARGE GARDEN!

Three bedroom end terrace house occupying a very spacious corner plot with a large westerly facing garden to the rear, offered to the market with no onward chain and vacant possession. The property could benefit from some cosmetic improvements and updating but has uPVC glazing and gas central heating in place. The accommodation briefly comprises; hallway, lounge, kitchen diner, conservatory, three first floor bedrooms and bathroom.





Hallway

UPVC front entrance door leads into the hallway with a radiator.

Lounge 14'5" x 12'9" (4.40 x 3.90)

Good size living room with a uPVC window to the front aspect, radiator and access through to the kitchen.

Kitchen Diner 11'9" x 15'10" (3.60 x 4.85)

Fitted with a range of white units to the base and walls, composite sink and drainer with mixer tap, provisions for a gas/electric cooker, plumbing for an automatic washing machine, radiator, under-stairs-storage cupboard, built-in meter cupboard and uPVC French doors to the conservatory.

Conservatory 12'9" x 10'5" (3.90 x 3.20)

Of uPVC construction under a pitched acrylic roof with doors out to the rear garden.

Bedroom One 14'3" x 9'10" (4.35 x 3.00)

Upvc window to the front aspect and radiator.

Bedroom Two 11'7" x 9'10" (3.55 x 3.00)

Upvc window to the rear aspect and radiator.

Bedroom 3 11'3" x 6'0" (3.45 x 1.85)

Upvc window to the front aspect and radiator.

Bathroom 4'11" x 7'4" (1.50 x 2.25)

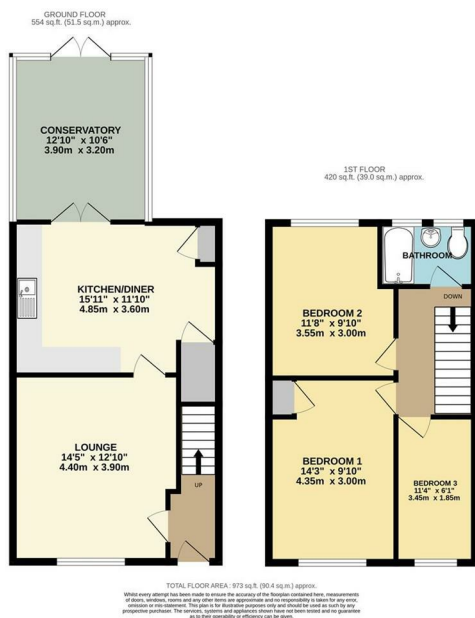
Fitted with a three piece white suite comprising of a panelled bath with shower attachment, low level WC and pedestal wash hand basin. Radiator and two obscured glazed uPVC windows.

Garden

To the rear is a large wrap around garden, laid to lawn with a hard standing area to the side, timber decked patio area with wooden balustrade, enclosed by fenced boundaries with a path to the front where there is a low maintenance gravelled garden with a low fenced boundary.

SERVICES

Mains gas, electric and drains are connected. These have not been tested by the agent.



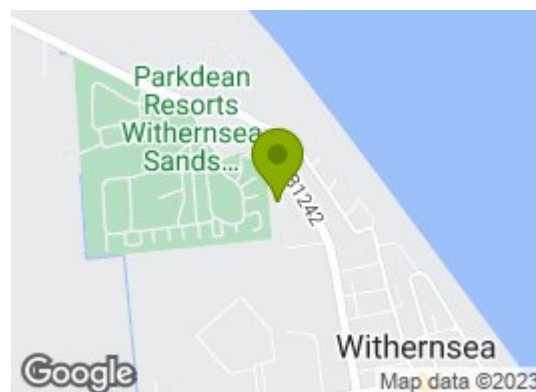
Council Tax band:A

Tenure: Freehold

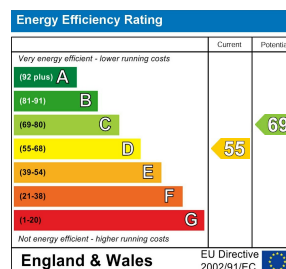
Directions: From our office head north on Queen Street, left at the roundabout and then right at the Lighthouse onto Arthur Street, stay on this until it merges with North Road and Northfield is located on the left hand side. This property is located at the end of this road on the right hand side.

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.

Area Map



Energy Efficiency Graph



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