



Goodwin Fox

A Fresh Approach To Property

RESIDENTIAL SALES & LETTING AGENTS



97 Queen Street

£600 Per Month

WITHERNSEA, HU19 2AJ

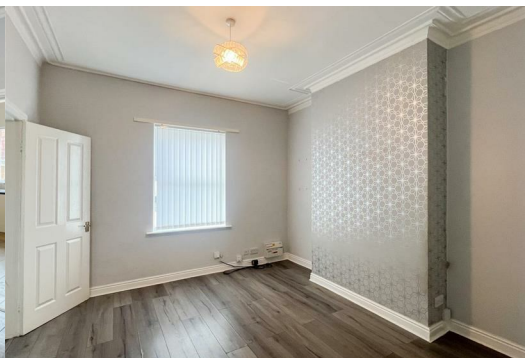


Well presented two bedroom mid terrace house, located on Queen Street. Briefly comprising of an entrance hall, lounge, breakfast kitchen and a hard standing rear yard, with two bedrooms and a bathroom to the first floor.

Rent £600pcm

Deposit £692

Please note: There is no off street parking with this property, parking is possible on the street with no permit required





Lounge (Reception) 1246'9" x 1115'6" (380 x 340)

3.80m x 3.40m (12' 6" x 11' 2")Upvc window to the front aspect, ceiling light and central heating radiator.

Kitchen 1115'6" x 1213'11" (340 x 370)

3.40m x 3.70m (11' 2" x 12' 2")Fitted breakfast kitchen with wooden units to the base and walls with contrasting black worktops over. Stainless steel sink and drainer with mixer tap. Provision for a slot in electric cooker and space for an upright fridge freezer. Upvc window to the rear aspect and a Upvc door opening to the rear yard. Strip light, central heating radiator, gas combination boiler and a large walk in storage cupboard.

Bedroom One 1492'9" x 1230'4" (455 x 375)

3.75m x 4.55m (12' 4" x 14' 11")Upvc window to the front aspect, ceiling light and central heating radiator.

Bedroom Two 853'0" x 1246'9" (260 x 380)

3.80m x 2.60m (12' 6" x 8' 6")Upvc window to the rear aspect, ceiling light and central heating radiator.

Bathroom 590'7" x 557'9" (180 x 170)

1.70m x 1.80m (5' 7" x 5' 11")Fitted with a panelled bath, low level WC and pedestal wash hand basin.

Garden

To the rear is a hard standing yard with a pedestrian gate to the rear alleyway.

Services

Services include mains drainage, electric and gas connections

Parking

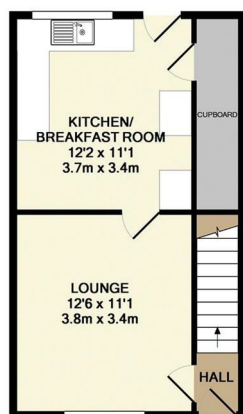
There is no off road parking at the property. On street parking available with no permit restrictions.

Mobile and Broadband

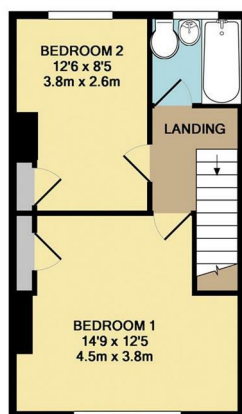
Mobile and broadband full fiber are available. For more information on providers, predictive speeds and mobile coverage please visit ofcom checker.

Heating

Hot water and central heating via a gas fired combination boiler.



GROUND FLOOR
APPROX. FLOOR
AREA 347 SQ.FT.
(32.2 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 338 SQ.FT.
(31.4 SQ.M.)

TOTAL APPROX. FLOOR AREA 684 SQ.FT. (63.6 SQ.M.)

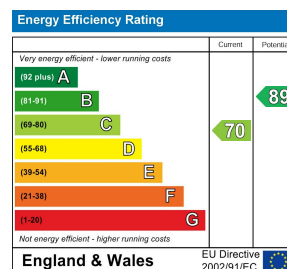
Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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Energy Efficiency Graph

Tenure:



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