



**16a The Mews, Coltman Street, Hull, HU3 2SZ**

**£525 PCM**



NEW TO THE MARKET - We are pleased to offer to the market this spacious flat, well located for the City Centre, Hull Royal Infirmary, and close to all amenities offered via Anlaby Road and Hessle Road. This ground floor flat briefly comprises of; communal entrance, spacious lounge, fitted kitchen with built-in oven and hob, bathroom with shower over bath, and TWO bedrooms. This property also benefits from off-street parking for one car. Contact us via Zoopla now to register your interest and arrange a viewing.



Front - External



Bedroom 1

Lounge



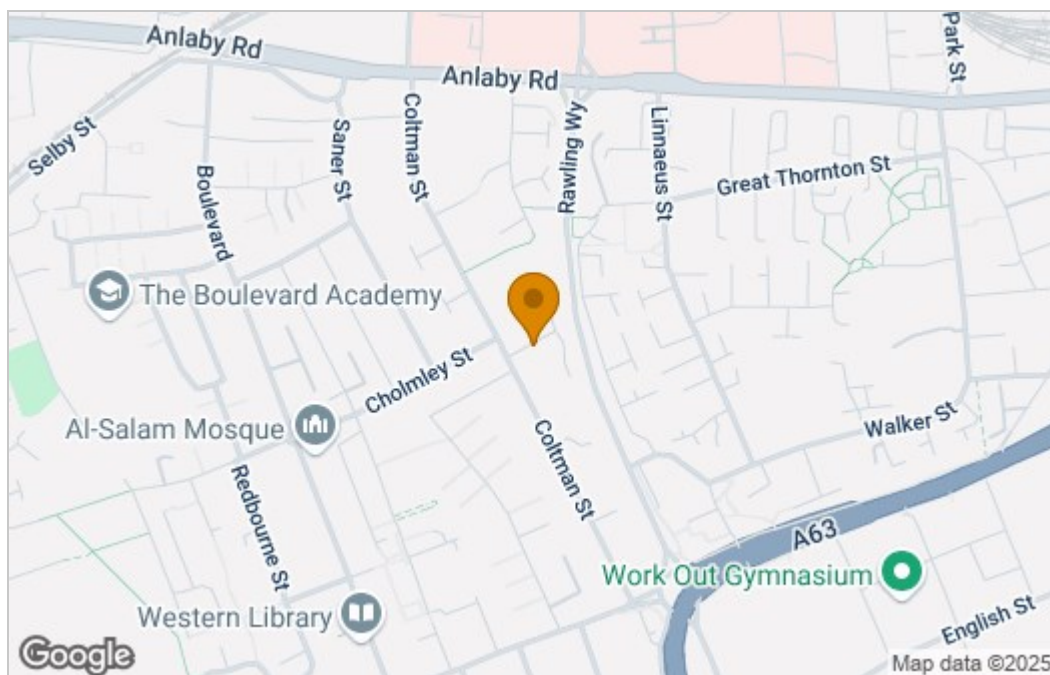
Bedroom 2

Kitchen



Bathroom





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	79	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		
Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales EU Directive 2002/91/EC		

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.

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