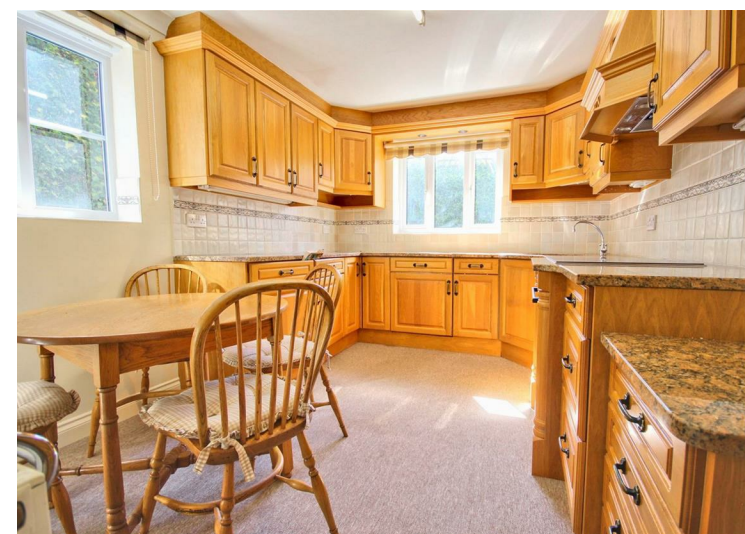


Quick & Clarke

PROPERTY SPECIALISTS

Grindell House, 35 North Bar Within, Beverley,
East Riding of Yorkshire HU17 8DB
Tel: 01482 886200 | Email: beverley@qandc.net
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6 Juniper Chase, Beverley HU17 8GD
£399,950

Beverley | Cottingham | Hornsea | Willerby

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- Modern double fronted townhouse
- No onward chain
- Close to town centre and Westwood
- Cul-de-sac position
- 3 reception rooms
- 4 bedrooms
- 2 bathrooms
- Low maintenance gardens & detached garage
- Council Tax Band: E
- EPC Rating: Awaited

A rarely available, modern double fronted townhouse, located in an outstanding residential locality with superb access to Beverley town centre and the open pastures of Beverley Westwood. The property stands at a head of cul-de-sac position and extends to approximately 1,400 square feet over two floors offering three reception rooms, kitchen, utility and cloakroom at ground floor level, along with four bedrooms and two bathrooms at first floor.

Furthermore, the attractive low maintenance gardens are complemented by the detached single garage.

LOCATION

The popular and highly regarded historic town of Beverley in East Yorkshire boasts an excellent range of local amenities and an extensive range of shops including many high street chains, numerous Public Houses and restaurants. There are also numerous landmarks including Beverley Minster and the open countryside of Westwood Pasture. The town is ideally placed for access to the surrounding areas including Hull, York, the M62 motorway as well as the coast.

THE ACCOMMODATION COMPRISES

GROUND FLOOR

ENTRANCE HALL

Staircase to first floor, built-in cloaks cupboard and radiator.

CLOAKROOM

Low level w.c., vanity wash basin with cupboards below and radiator.

LIVING ROOM

17'4" x 12' (5.28m x 3.66m)
Polished stone fireplace with electric fire inset, PVCu sealed unit double glazed window, French doors to rear garden and radiator.

DINING ROOM

12' x 9'3" (3.66m x 2.82m)
PVCu sealed unit double glazed window and radiator.

STUDY

11' x 6'9" (3.35m x 2.06m)
PVCu sealed unit double glazed window and radiator.

KITCHEN

12'3" x 9'3" (3.73m x 2.82m)
Base and eye level units with granite work surfaces and corner sink unit, electric oven and hob, PVCu sealed unit double glazed windows and radiator.

UTILITY ROOM

5'9" x 5'7" (1.75m x 1.70m)
Fitted worktop with single drainer sink unit, wall mounted gas fired central heating boiler, PVCu sealed unit double glazed window, plumbing for automatic washing machine and door to outside.

FIRST FLOOR

LANDING

BEDROOM 1

13'9" x 10'10" (4.19m x 3.30m)
Range of fitted wardrobes, PVCu sealed unit double glazed window and radiator.

EN-SUITE SHOWER ROOM

Shower in cubicle, vanity wash basin with cupboards below and low level w.c., built-in airing cupboard housing hot water cylinder with electric immersion heater, PVCu sealed unit double glazed window and radiator.

BEDROOM 2

15' x 9'2" (4.57m x 2.79m)
PVCu sealed unit double glazed window and radiator.

BEDROOM 3

10'10" x 10'2" (3.30m x 3.10m)
PVCu sealed unit double glazed window and radiator.

BEDROOM 4

9'2" x 8'9" maximum (2.79m x 2.67m maximum)
Fitted wardrobes and desk, PVCu sealed unit double glazed window and radiator.

FAMILY SHOWER ROOM

6'8" x 5'7" (2.03m x 1.70m)
Walk-in shower with glazed screen, vanity wash basin with fitted cupboards, low level w.c., PVCu sealed unit double glazed window and radiator.

OUTSIDE

To the front of the property is an open plan planted garden with gravel beds, whilst at the rear is a private enclosed stone paved garden with raised stone planting beds.

GARAGE

9'10" x 17'2" (3.00m x 5.23m)
A detached brick and tile garage with electric roller door having light and power laid on.

SERVICES

All mains services are available or connected to the property.

CENTRAL HEATING

The property benefits from a gas fired central heating system.

DOUBLE GLAZING

The property benefits from PVCu double glazing.

TENURE

We believe the tenure of the property to be Freehold (this will be confirmed by the vendor's solicitor).

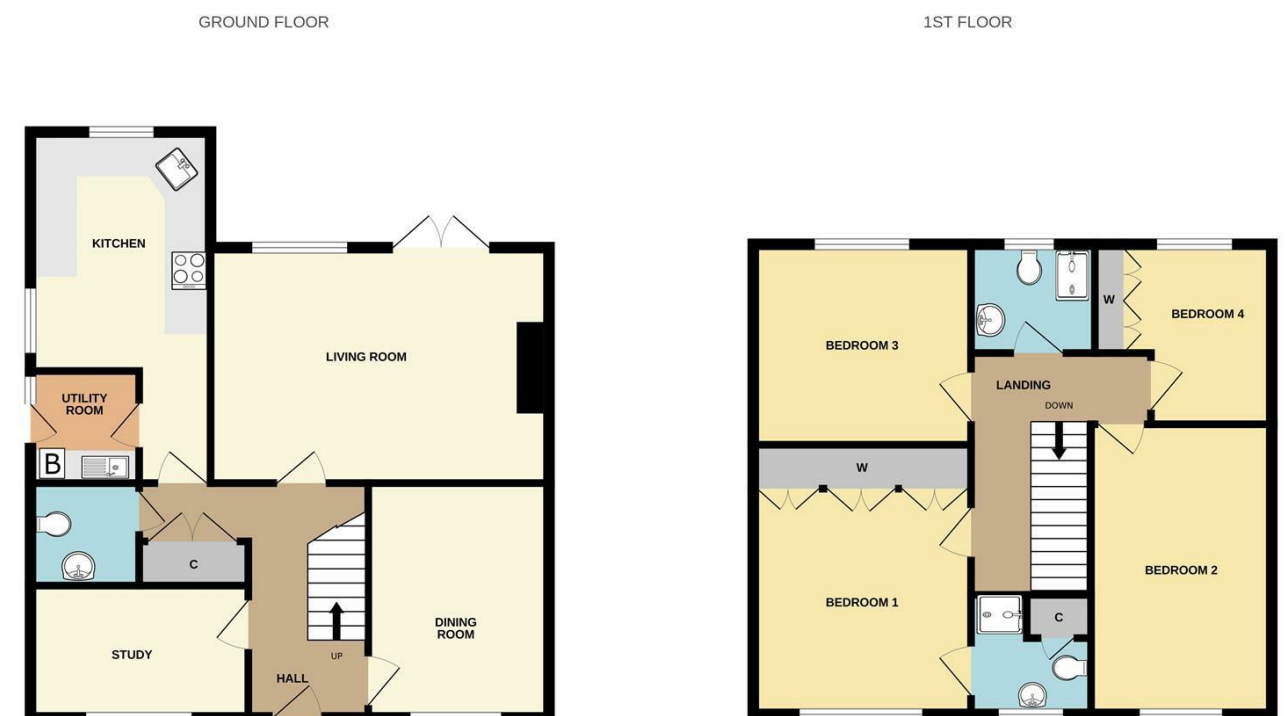
VIEWING

Please contact Quick and Clarke's Beverley office on 01482 886200 to arrange an appointment to view.

FINANCIAL SERVICES

Quick & Clarke are delighted to be able to offer the locally based professional services of PR Mortgages Ltd to provide you with impartial specialist and in depth mortgage advice. With access to the whole of the market and also exclusive mortgage deals not normally available on the high street, we are confident that they will be able to help find the very best deal for you.

Take the difficulty out of finding the right mortgage; for further details contact our Beverley office on 01482 886200 or email beverley@qandc.net



VIEWINGS Strictly by appointment through the Sole Agent's Beverley Office on 01482 886200. The mention of any appliances &/or services within these sales particulars does not imply they are in full and efficient working order. ALL MEASUREMENTS ARE APPROXIMATE & FOR GUIDANCE ONLY We endeavour to make our sale details accurate & reliable, but if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. Do so, particularly if contemplating travelling some distance to view the property. NONE OF THE STATEMENTS CONTAINED IN THESE PARTICULARS ARE TO BE RELIED UPON AS STATEMENT OR REPRESENTATION OF FACT. These sales particulars are based on an inspection made at the time of instruction and are intended to give a general description of the property at the time.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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