

47 Oxenhope Road, Hull, HU6 7BZ
Offers Over £195,000

Quick & Clarke
PROPERTY SPECIALISTS



- Detached true bungalow
- Well presented throughout
- Kitchen with built-in and integrated appliances
- Council Tax Band: C EPC Rating: D

- Head of cul-de-sac location
- Two double bedrooms
- Beautifully tended gardens

- No onward chain
- Two reception rooms
- Driveway and garage

Enjoying a prime head of cul-de-sac location and presented to the market with no chain we are delighted to bring to market this much loved, well presented detached true bungalow. The property sits on a superb plot with private side driveway providing off street parking for several vehicles and leading to a single garage.

The deceptively spacious accommodation in brief enjoys entrance hallway, spacious lounge with fireplace, fitted kitchen with built-in and integrated appliances, dining room, two double bedrooms (one of which is fitted) and a modern bathroom. The gardens are well tended with a good sized front lawned garden and a superb enclosed rear lawned garden with patio and garden shed, which offers a very good degree of privacy. A side driveway provides off street parking for several vehicles and leads to a single garage.

Simply ready to key turn and move into this delightful property now awaits it new owners to which an early viewing is a definite must.

LOCATION

Oxenhope Road is located off Emmott Road and Stanbury Road and Oxenhope itself is a small cul-de-sac of residential properties. Ideally located for local amenities and facilities with Kingswood Retail Park lying only 1½ miles from the property and Hull City centre approximately 3 miles south from the property.

THE ACCOMMODATION COMPRISES

ENTRANCE HALLWAY

A uPVC door with glazed inserts leads into the entrance hallway with good sized fitted storage cupboard.

LOUNGE

21'1" x 10'5" plus bay

uPVC double glazed walk-in bay window to the front elevation. Adams style fire surround with granite back and hearth and incorporating electric flame fire and tv aerial point.

KITCHEN

11'1" x 8'9"

With uPVC double glazed window and door to the rear elevation. An extensive range of oak fronted base and wall units with work surfaces and coordinated tiled splashbacks. Stainless steel single electric oven with stainless steel gas hob and extractor. Stainless steel sink unit with drainer, space and plumbing for washing machine, integrated under-counter fridge and separate integrated under-counter freezer. A door leads into the dining room.

DINING ROOM

9'3" x 8'11"

With uPVC double glazed window to the rear elevation and fitted storage cupboard.

BEDROOM 1

9'10" to wardrobes x 9'10"

uPVC double glazed window to the front elevation. Fitted wardrobes providing hanging and storage facilities and overhead units.

BEDROOM 2

10'4" decreasing to 6'9" x 9'5" maximum

uPVC double glazed window to the rear elevation.

BATHROOM

6'4" x 6'1"

With uPVC double glazed window to the rear elevation. Modern three piece suite in white enjoys panelled bath, pedestal wash hand basin and low level w.c. With attractive tiled splashbacks to dado height and feature border tiling.

OUTSIDE

To the front of the property there is a good sized lawned garden with an array of shrubbery. A side driveway provides off street parking for several vehicles and leads down to a single garage which has up and over door, power and light.

The rear garden is beautifully tended with a block sett patio area with a lawned garden with hedged borders and offering a good degree of privacy. There is also a side personal door which leads into the garage and garden shed.

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 uPVC double glazing.

TENURE

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

VIEWING

Contact the agent's Willerby office on 01482 651155 for prior 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



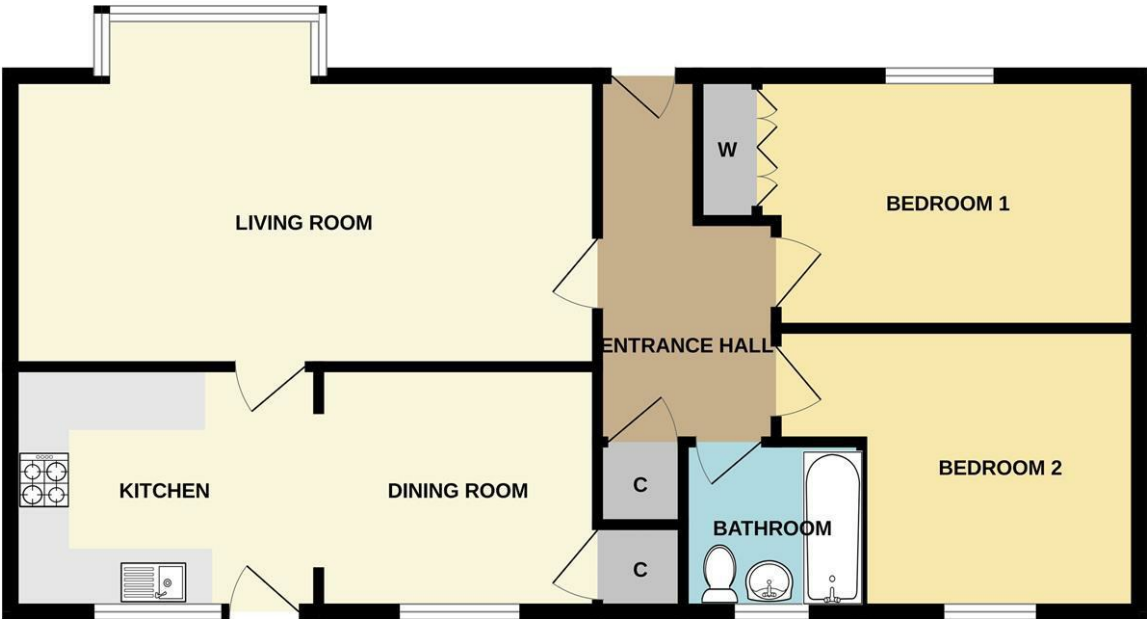


street, we are confident that they will be able to help find the very best deal for you.
Take the difficulty out of finding the right mortgage; for further details contact our Willerby office on 01482 651155 or email willerby@qandc.net



131 King Street
Cottingham
East Riding of Yorkshire
HU16 5QQ
01482 844444
cottingham@qandc.net

GROUND FLOOR



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.
Made with Metropix ©2025

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		84
(81-91) B		
(69-80) C		
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC