

Whitakers

Estate Agents



28 Jensen Mews

, Hull, HU4 6AX

Asking Price £165,000



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Description

No Onward Chain

This modern town house is situated on the popular Boothferry Park development, well placed to access the good local schools that are close by and benefits from great local amenities.

The main features include entrance, kitchen / diner and useful W/C, the first floor boasts a full width lounge, two good bedrooms and the family bathroom suite. The top floor has a large master suite with en suite facilities and walk in cupboard together with bed 4 / office / nursery.

Externally to the front is a low maintenance garden designed for off street parking leading to the integral garage, the rear garden is enclosed to the boundary and mainly laid to lawn.

This property would make an ideal home for the growing family or would also make an ideal first step onto the property ladder.

Hallway

UPVC double glazed door and radiator.

WC

Low flush WC, sink and radiator.

Kitchen / Diner

Two UPVC double glazed windows and door leading to the garden. A range of base, drawer and wall units with work tops above and splash back tiles. Integrated oven and hob with extractor over, sink unit with mixer tap and radiator.

First Floor Landing

Doors leading to the lounge, bedrooms 2 and 3, family bathroom and stairs leading to the second floor.

Lounge

UPVC double glazed window and radiator.

Bedroom Two

UPVC double glazed window and radiator.

Bedroom Three

UPVC double glazed window and radiator.

Bathroom

Low flush WC, panelled bath, pedestal sink unit and radiator.

Second Floor

Master bedroom

UPVC double glazed window, walk in wardrobe and radiator.

En- suite

Velux window, walk in enclosed shower, pedestal sink unit, low flush WC, radiator and cupboard.

Bedroom Four

Velux window and radiator.

Externally

Externally to the front is a low maintenance garden designed for off street parking leading to the integral garage, the rear garden is enclosed to the boundary and mainly laid to lawn.

Council Tax

The local authority for this property is Hull City Council and we understand the council tax band to be band D. The annual council tax charge for 2022/2023 is £1885.20.

Tenure

The property is freehold.

Additional products and services

Whitakers Estate Agents offer additional services via third parties: surveying, financial services, investment insurance, conveyancing and other services associated with the sale and purchase of your property.

We are legally obliged to advise a vendor of any additional services a buyer has applied to use in connection with their purchase. We will do so in our memorandum of sale when the sale is instructed to both parties solicitors, the vendor and the buyer.

Disclaimer

Services, fittings & equipment referred to in these sale particulars have not been tested (unless otherwise stated) and no warranty can be given as

to their condition. Please note that all measurements are approximate and for general guidance purposes only.

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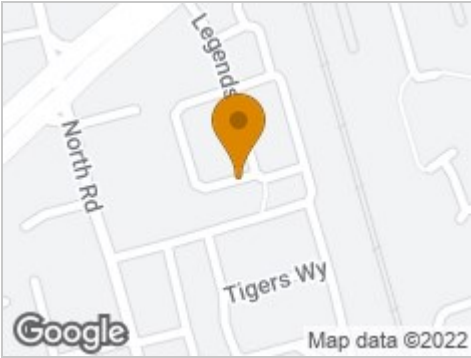
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Sales valuations

We offer a free sales valuation service, as an Independent company we have a strong interest in making sure you achieve a quick sale. If you need advice on any aspect of buying or selling please do not hesitate to ask.



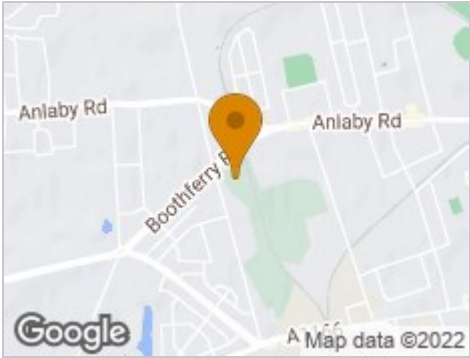
Road Map



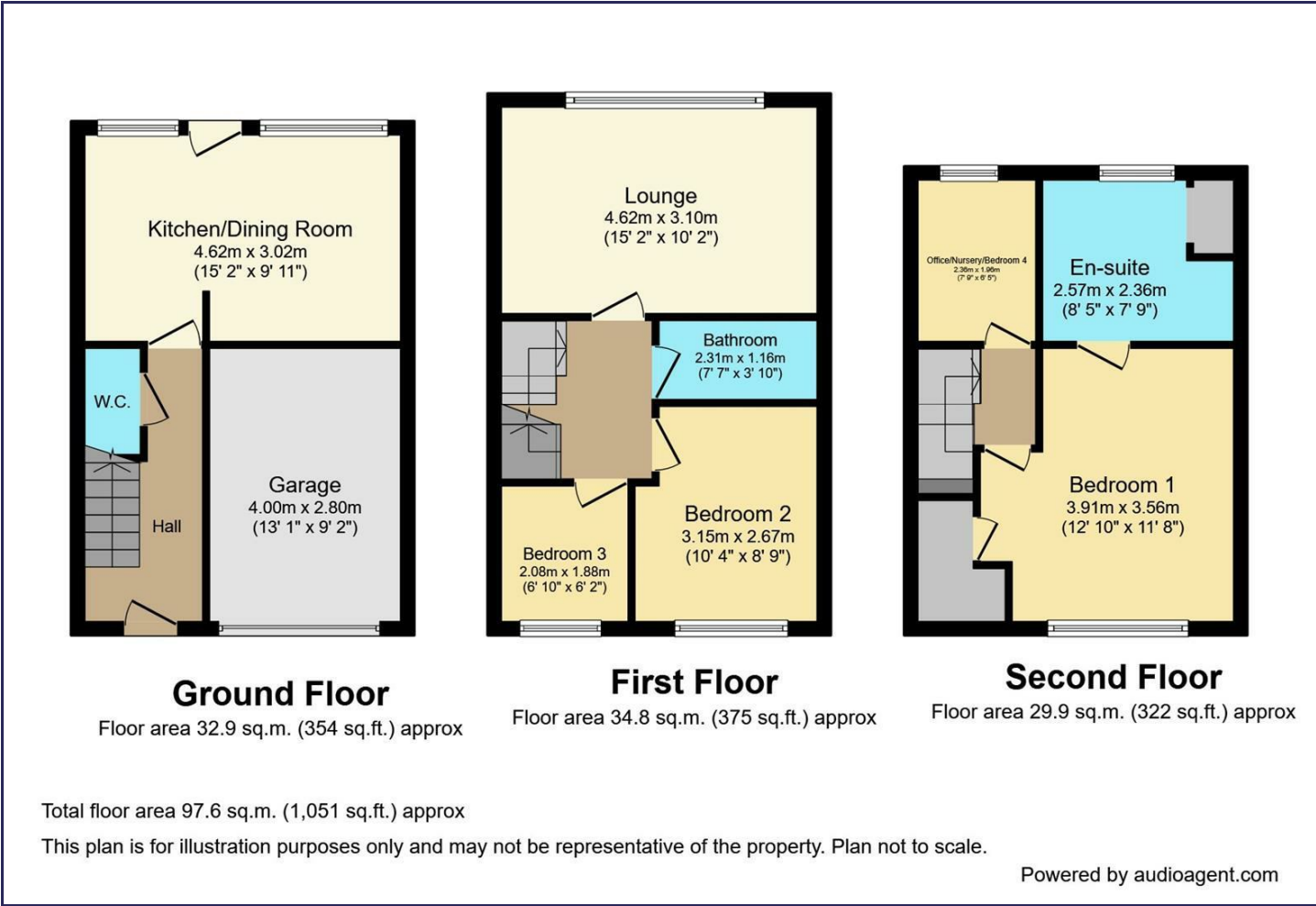
Hybrid Map



Terrain Map



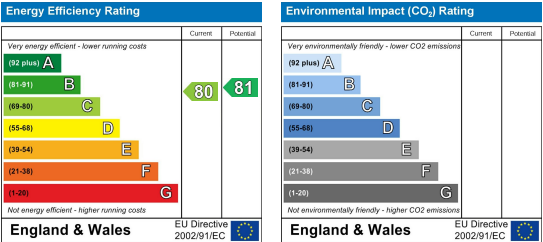
Floor Plan



Viewing

Please contact our Whitakers Estate Agents - West Hull Office Office on 01482 330490 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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.