



Riverside Court
Rawcliffe
DN14 8TD

£140,000

- Detached Bungalow
- Two Bedrooms
- Kitchen With Appliances
- Modern Tiled Bathroom
- Brick Built Garage
- Upvc DG & Gas CH
- No Onward Chain
- EPC Rating D

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PROPERTY SUMMARY

Housesetc Rawcliffe- Available with no onward chain, smartly presented detached bungalow situated in a pleasant cul de sac benefits from Upvc DG, gas CH, block paved driveway, brick built garage and low maintenance front & rear gardens. The living accommodation comprises: entrance hall, lounge, kitchen with integrated cooking appliances, two well proportioned bedrooms and tiled bathroom with white suite to include 'P'-shaped shower-bath. Viewing is highly recommended.

ENTRANCE

Upvc side entrance door with double glazed opaque panelled insert leads into

ENTRANCE HALL

With natural timber flooring, central heating radiator, coving to the ceiling, access to roof void and internal doors leading off

LOUNGE 15' 1"min x 9' 11" (4.6m x 3.02m)

With good quality oak effect laminate wood flooring, feature Adams style fire surround with marble effect back and raised hearth houses real flame coal effect gas fire, double central heating radiator, coving to the ceiling and Upvc double glazed square Georgian style bay window to the front with bespoke window blinds.

KITCHEN 8' 3" x 9' 0" (2.51m x 2.74m)

Fully fitted modern kitchen with a good variety of wall and base units finished in white with oak effect trim and stainless style door and drawer furniture, marble effect food preparation surfaces and complimentary splash back tiling, 1&1/2 bowl stainless steel sink with contemporary style mixer tap. Integrated electric oven and four ring gas hob with matching stainless steel chimney style extractor hood above, plumbing for automatic washing machine, tiled flooring, central heating radiator, ceiling mounted spotlights

and Upvc double glazed Georgian style window with bespoke fitted blinds over looking the front.

BEDROOM ONE 13' 6" x 10' 0" (4.11m x 3.05m)

Master bedroom benefits from twin ceiling mounted spot lights, coving to the ceiling, central heating radiator and Upvc double glazed window with bespoke window blind over looking the rear garden.

BEDROOM TWO 10' 1" x 9' 0" (3.07m x 2.74m)

Good sized second bedroom with coving to the ceiling, central heating radiator and Upvc double glazed window with fitted blinds over looking the rear.

BATHROOM 6' 5" x 5' 9" (1.96m x 1.75m)

Modern bathroom benefits from fully ceramic tiled walls with inset dado rail and tiled flooring, recess ceiling spot lights, stainless steel ladder style towel radiator. Fitted with modern Ideal standard suite comprises wall mounted wash hand basin with contemporary style mixer tap, dual low level flush WC, "P" shaped shower bath with fitted shower screen, mains fed shower and contemporary mixer tap, electric extractor fan and Upvc double glazed opaque window to the side.

EXTERNAL

FRONT

To the front of the property is an enclosed low maintenance pebbled garden with brick built perimeter wall, attractive wrought iron railings on top with outside cold water supply, attractive block paved driveway to the side provides off street parking with double timber and wrought iron vehicular access gate leads into rear. Step up to front door with



courtesy coach light, block paved driveway leads to

BRICK BUILT GARAGE

With up and over door having the benefit of both power and light connected and useful eves storage space. The garage is currently split into two areas with plaster board wall.

The storage area is 9' 5" x 9' 4"- With natural timber door leading into Office being 8' 7" x 8' 6" - With timber glazed window to the side.

REAR

Wrought iron pedestrian access gate leads to fully enclosed low maintenance rear garden the vast majority finished with raised timber decking and enclosed with a combination of brick built perimeter wall and good quality timber perimeter fencing with fitted lighting.

TENURE

The vendor has advised us that the property for sale is Freehold, obviously this should be checked with your legal advisor prior to commitment to purchase.

HEATING & APPLIANCES

The Heating and Appliances have not been tested by Housesetc.

We would recommend that all the information that we provide regarding this property is verified by yourself. We do not inspect deeds and therefore any references to right of way etc need to be confirmed.

LOCATION

Directions-Leaving our office on Pasture Road turn left at the mini roundabout onto Centenary Road, at the end of the road turn left onto A614 / Airmyn Road. Pass through 2 roundabouts, and turn left at the 3rd roundabout remaining on A614. Follow into the village of Rawcliffe then turn right onto Bank Side, and then immediately turn left onto Riverside. Turn left onto Riverside Court where the property is on the left hand side and can be easily identified by our Housesetc For Sale board.

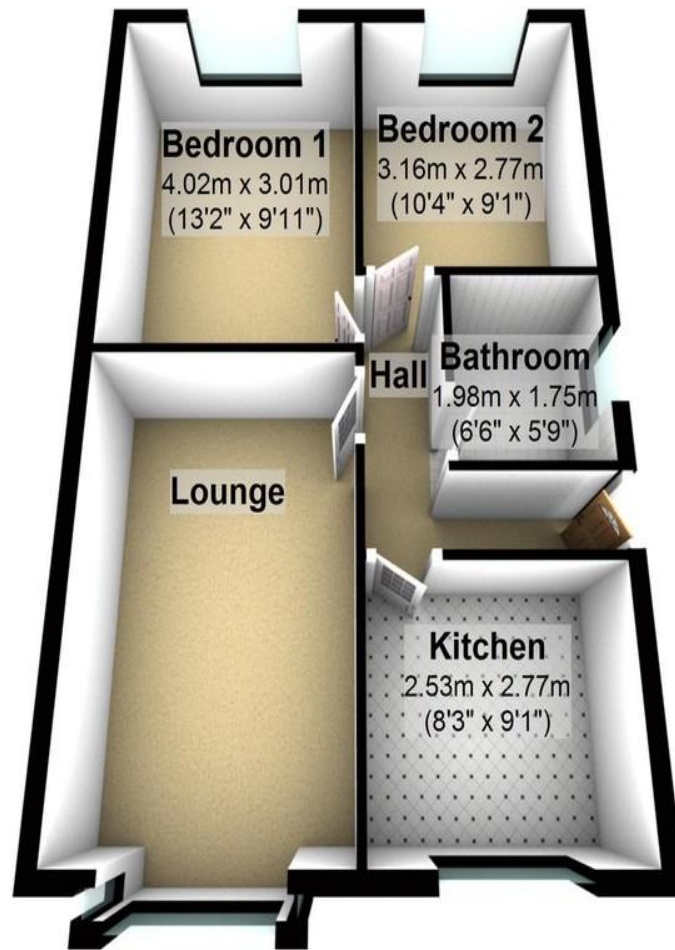
Council Tax: B





Ground Floor

Approx. 51.8 sq. metres (558.1 sq. feet)



Total area: approx. 51.8 sq. metres (558.1 sq. feet)

All floorplans and measurements are provided for information purposes only. Plans should not be scaled from or used as reference.

Plan produced using PlanUp.

