



39 BURGESS AVENUE GOOLE, DN14 7ZN

£895 PCM

The property is located on the exclusive Bellway Homes development off Selby Road in Howden, just five minutes walk from the town centre and conveniently placed for commuting to the larger cities and towns of Hull, York, Doncaster and Sheffield. The property has been finished to a high standard and offers accommodation comprising; entrance hall, cloakroom, kitchen/breakfast room, lounge, three bedrooms and a house bathroom. Outside there is a rear garden and a block paved parking area for 2 vehicles. Available now.

EPC: B





| Energy Efficiency Rating | | |
|---|-------------------------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | 96 | |
| (81-91) B | 84 | |
| (69-80) C | | |
| (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 | |

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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