



## 40 Northolmby Street Howden DN14 7JL

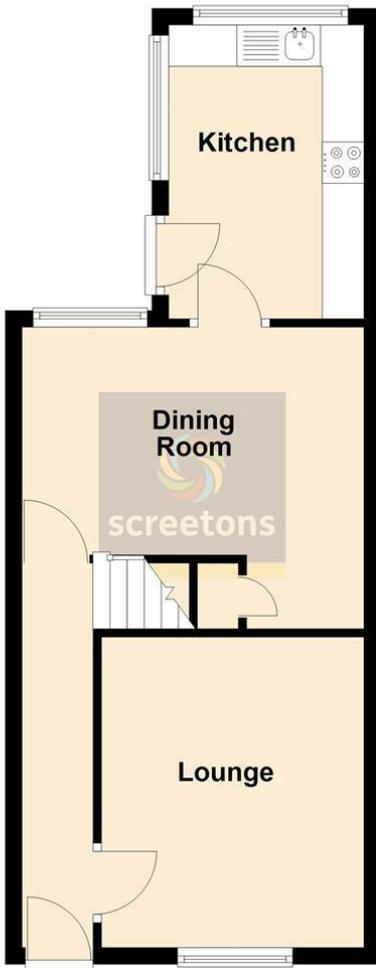
£145,000  
**FREEHOLD**

We are pleased to present to the market this 3 bedroom terraced house situated on Northolmby street. Just a short walk from the town centre this house is the perfect fit for someone looking for a renovation project in a pleasant market town. The property briefly comprises, entrance hall, lounge, dining room and kitchen on the ground floor, two bedrooms and bathroom on the first floor then a large bedroom on the second floor. The property offers great potential and would be an ideal first home or investment property. NO CHAIN.

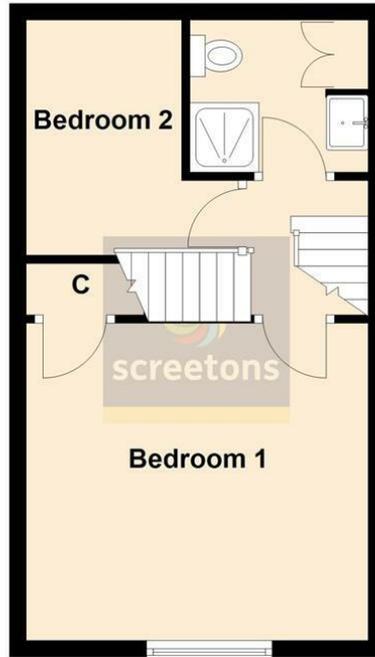
**EPC:**



## Ground Floor



## First Floor



## Second Floor



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	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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