



**21 Boothgate Drive
Howden DN14 7EN**

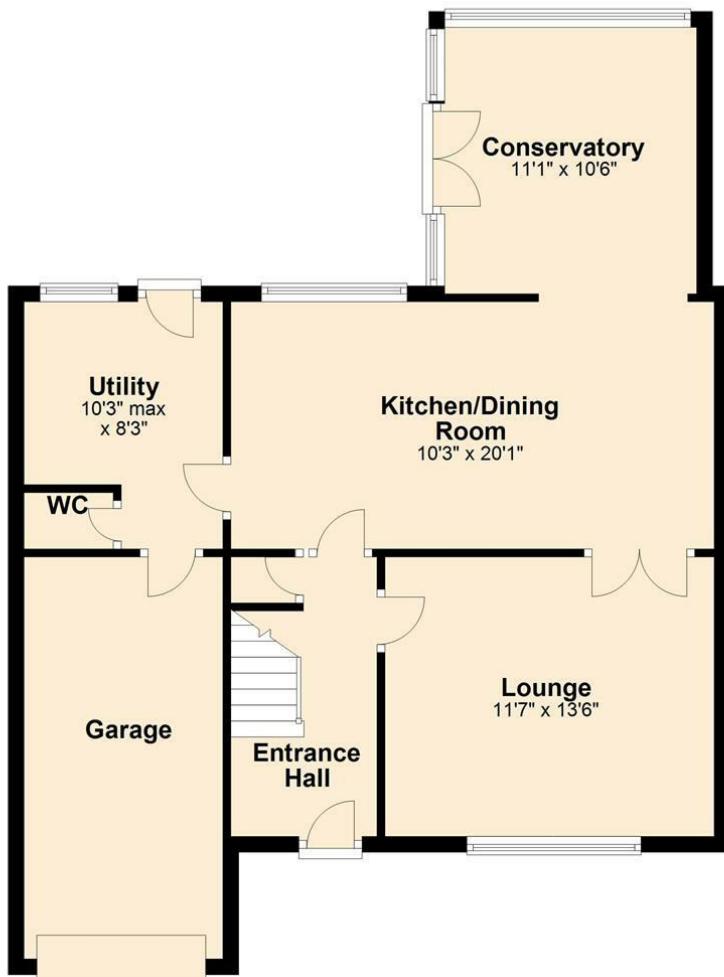
**£260,000
FREEHOLD**

An opportunity to acquire this desirable and well presented three bedroom semi-detached property, located in a popular area of the town, close to all amenities and access to the M62 motorway. The property has the benefit of gas central heating and double glazing and offers nicely proportioned three bedroom accommodation together with garage, parking and gardens. A viewing is highly recommended.

EPC: D



Ground Floor



First Floor



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(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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