

**36 Green Island, Bilton, HU11 4EP**

**Offers Over £149,999**

Brought to the market with NO CHAIN involved! This two bedroom semi detached property is situated in this popular area of Bilton! Close by to local amenities! Benefiting from having ample off street parking via the front & side drive! Installed with gas central heating and double glazing. Accommodation briefly comprises; kitchen and lounge to the ground floor. The first floor comprises; landing, 2 bedrooms and bathroom. To the front & side of the property is a private driveway with ample parking . To the rear is a fully enclosed garden with lawn and storage shed.

## Ground Floor

### Kitchen

With window to the rear, tiled flooring, radiator, range of wall and base units with complementing work surfaces and tiling to splashbacks, 1¼ bowl sink unit with mixer tap over, electric oven, halogen hob, and storage cupboard.

### Lounge

With windows to the front and side, carpet flooring, radiator, feature fireplace, understairs cupboard, and stairs off.

## First Floor

### Landing

With window to the side, carpet flooring, airing cupboard, and doors to:

### Bedroom One

With window to the front, carpet flooring, radiator, and fitted wardrobes.

### Bedroom Two

With window to the rear, carpet flooring, radiator, and fitted wardrobes.

### Bathroom

With window to the rear, vinyl flooring, radiator, tiled walls, low flush w/c, vanity hand wash basin and walk in shower cubicle.

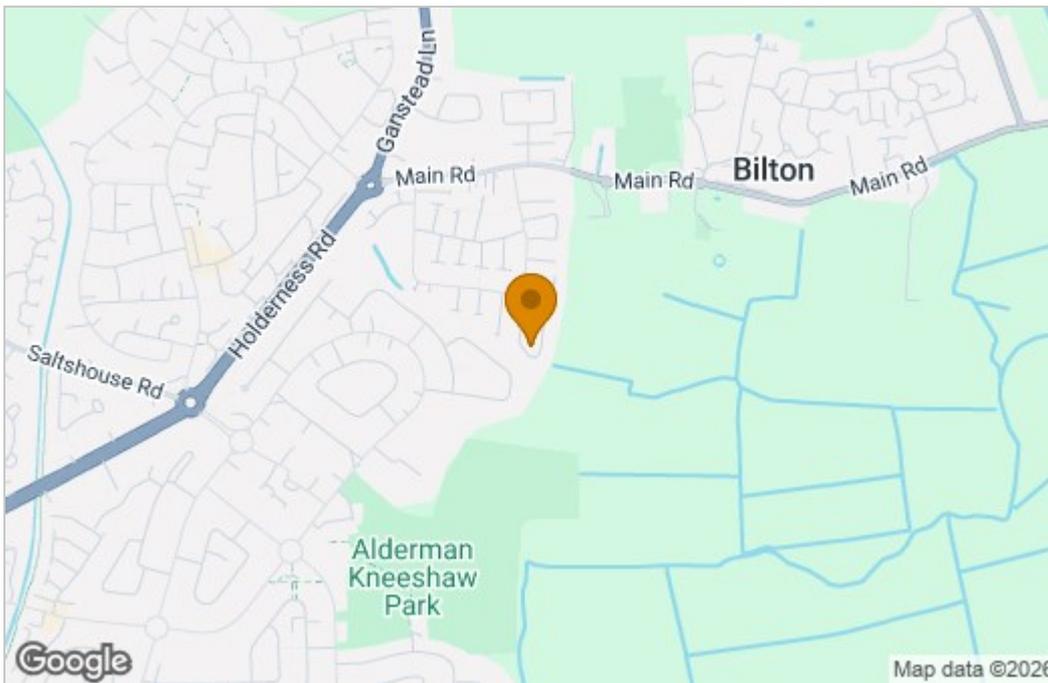
### Exterior

To the front and side of the property is a private driveway with ample parking. To the rear is a fully enclosed garden with lawn and storage shed.

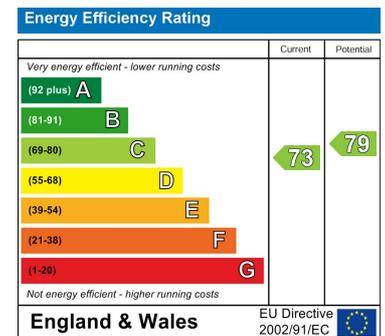
## Floor Plan



## Area Map



## Energy Efficiency Graph



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