



30 Medina Road, Hull, HU8 9QT

£115,000

Brought to the market with NO CHAIN involved! This three bedroom mid terraced property is an ideal first home or investment! Situated in this popular residential location close by to local amenities and bus links!

Installed with gas central heating and double glazing. Accommodation briefly comprises; entrance hall, lounge and kitchen to the ground floor. To the first floor are three bedrooms and bathroom. To the front is an easily maintainable yard with path to entry & side access to rear yard. To the rear is a fully enclosed garden also designed for ease of maintenance.

## Ground floor

### Entrance hallway

With entrance door, vinyl flooring, radiator, stairs off and door to:

### Lounge

With window to the front, carpet flooring, radiator and feature fireplace.

### Kitchen

With window to the rear, vinyl flooring, radiator, range of wall & base units with complimenting work surface & tiling to splash backs, gas cooker, extractor hood, space for fridge freezer, sink unit with mixer tap, space for dining table & chairs and rear door.

## First floor

### Landing

With carpet flooring 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.

### Bedroom three

With window to the front, carpet flooring and radiator.

### Bathroom

With windows to the rear, vinyl flooring, radiator, low flush w/c, pedestal hand wash basin and panel enclosed bath with shower over.

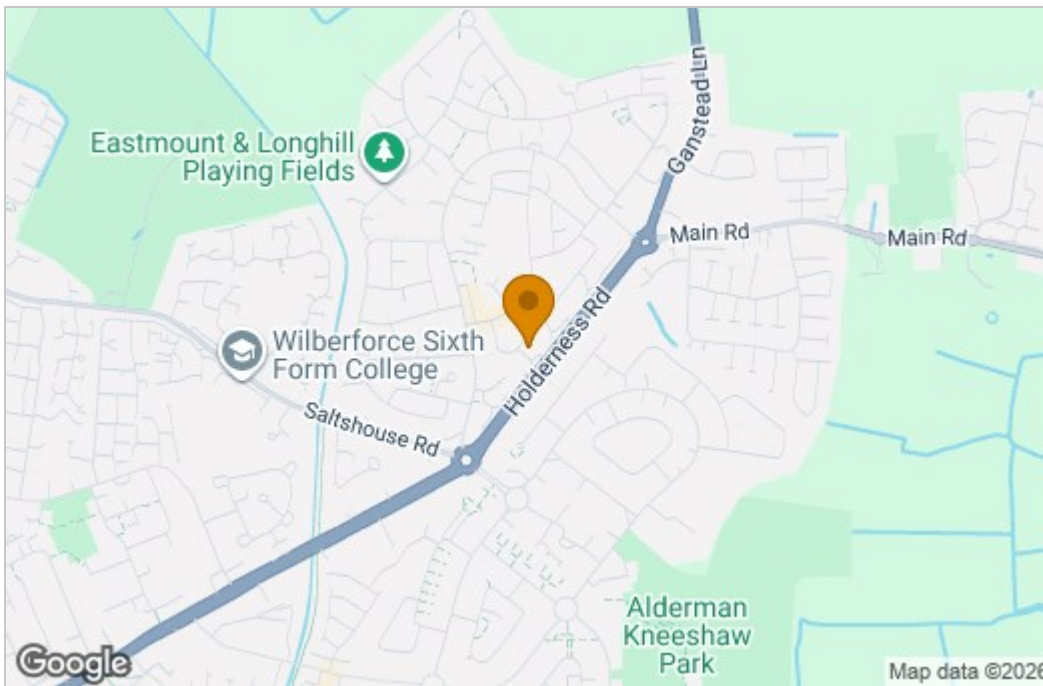
## Exterior

To the front is an easily maintainable yard with path to entry & side access to rear yard. To the rear is a fully enclosed garden also designed for ease of maintenance.

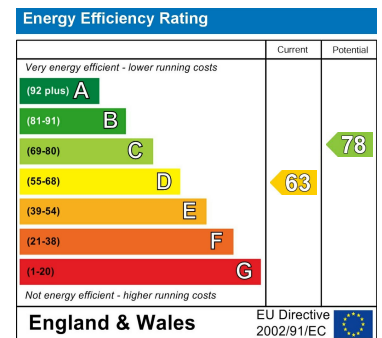
## Floor Plan



## Area Map



## Energy Efficiency Graph



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