



16 Trinity Grove

, Hessele, HU13 0SQ

£160,000



Beautifully presented mid-terrace home, situated on a quiet street just off Tower Hill and located close to the centre of Hessele, along with all its shops, transport links and schools.

Having been in the same family for over 60 years, this well kept and ready to move into home is looking for its new owner. Boasting three well proportioned bedrooms, a large dining kitchen, along with two additional reception rooms, a south facing garden to the front and rear yard and garage access.

Benefitting from gas central heating and UPVC double glazing, this charming home briefly comprises; to the ground floor, entrance porch, living room, dining room/ second reception room, dining kitchen, utility room and WC.

To the first floor, three well proportioned bedrooms and the house bathroom with a three-piece suite. Also accessed via the landing is a boarded loft with drop down ladders - great for additional storage.



Ground Floor

Entrance Porch

Entrance to the front via UPVC double glazed door. door leading into:

Lounge 13'3" x 12'11" (4.05m x 3.94m)

With UPVC double glazed bay window to the front, wall mounted fireplace, carpet flooring and radiator.

Dining Room 13'3" x 12'11" (4.04m x 3.94m)

With UPVC double glazed window to the rear, gas fireplace with hearth and surround, access to understairs storage, carpet flooring and radiator.

Kitchen 18'11" x 8'2" (5.79m x 2.49m)

Fitted with a range of base and wall mounted units, laminated work surfaces with tiling to splashback areas, inset composite sink, inset four-ring gas hob with extractor over, built in double oven and microwave.

Utility Room

With wall mounted cupboards, work surface and space for washing machine and tumble drier.

WC

With UPVC double glazed window to the rear, low level WC and sink unit and semi-tiled walls.

First Floor

Central Hallway

Providing access to each of the three bedrooms and the house bathroom and access to the fully boarded loft via hatch with drop down ladders.

Bedroom One 13'9" x 12'11" (4.21m x 3.96m)

Generous double bedroom to the front with UPVC double glazed window to the front, carpet flooring and radiator.

Bedroom Two 13'3" x 9'1" (4.06m x 2.78m)

With UPVC double glazed window to the rear, carpet flooring and radiator.

Bedroom Three 10'11" x 8'2" (3.33m x 2.49m)

With UPVC double glazed window to the rear, carpet flooring and radiator.

Bathroom 8'0" x 5'4" (2.46m x 1.65m)

With UPVC double glazed window to the side. A three-piece suite in white, comprising, panelled bath with shower attachment over, low level WC and pedestal sink. With fully tiled walls and radiator.

Externally

Externally, to the front is a long enclosed south face garden with patio area and raised decking for seating and the rear is a courtyard garden with side door to the garage. Garage has vehicular access via the ten foot beyond.

Council Tax Band

We have been advised the property is council tax band B, payable to East Riding of Yorkshire Council.

ADDITIONAL INFORMATION

Tenure:

Freehold

Disclaimer:

Any information in relation to the length of lease, service charge, ground rent and council tax has been confirmed by our sellers. We would advise that any buyer make their own enquiries through their solicitors to verify that the information provided is accurate and not been subject to any change.

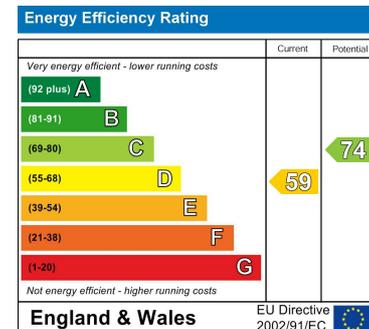
Area Map



Floor Plans



Energy Efficiency Graph



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