



Kingston Wharf, Kingston Street
HU1

£130,000

 **WIGWAM**

40 Kingston Wharf Kingston Street

- 2 bedroom apartment on second floor
- No onward chain for smooth buying process
- Master bedroom with integrated wardrobe with sliding glass doors
- Spacious living room with Juliet balcony overlooking the marina
- Popular HU1 postcode with a short walk to the city centre and old town
- Allocated parking space

Welcome to this beautifully presented two-bedroom apartment, perfectly positioned on the second floor of a sought-after development in the heart of the popular HU1 postcode.

Offering the rare advantage of no onward chain, this property promises a smooth and straightforward buying process, making it an ideal opportunity for both first-time buyers and investors alike.

Step inside to discover a thoughtfully designed living space, beginning with a spacious living room bathed in natural light from the elegant Juliet balcony, which provides delightful views over the picturesque marina.

This inviting setting is perfect for both relaxing at the end of the day and entertaining guests, with ample room for flexible furnishings to create your perfect home environment.



The modern kitchen is well-equipped with integrated appliances and generous worktop space.

The master bedroom is a true retreat, featuring a sleek integrated wardrobe with sliding glass doors, offering both practicality and a touch of contemporary flair.

A second well-proportioned bedroom provides versatility, whether used as a guest room, home office, or creative space, all finished to a high standard for immediate comfort.

The bathroom is fitted with a bath with electric shower, ensuring a relaxing start and end to each day.

Additional benefits include an allocated parking space, providing peace of mind and convenience in this vibrant city location.

Situated just a short stroll from the bustling city centre and the charming old town, this apartment offers unrivalled access to a wealth of local amenities, including shops, cafes, restaurants, and cultural attractions, all within easy reach. With excellent transport links nearby, commuting and exploring the wider area is effortless.

This apartment is ready to move into and enjoy, offering the perfect blend of modern living, convenience, and a highly desirable location.





Living room

With laminate flooring, Juliet balcony and radiator

Kitchen

With laminate flooring, base and wall mounted kitchen units, laminate worktop, integrated oven and 4 ring gas hob, wall mounted extractor fan, tiled splashback on one wall, plumbing for washing machine, stainless steel sink and tap, radiator, and window

Bedroom 1

With carpet, built in wardrobe with mirrored sliding door, radiator, and window

Bathroom

With tiled flooring and walls, bath with electric shower, wash basin on pedestal, toilet, radiator, and window

Bedroom 2

With carpet, radiator, and window

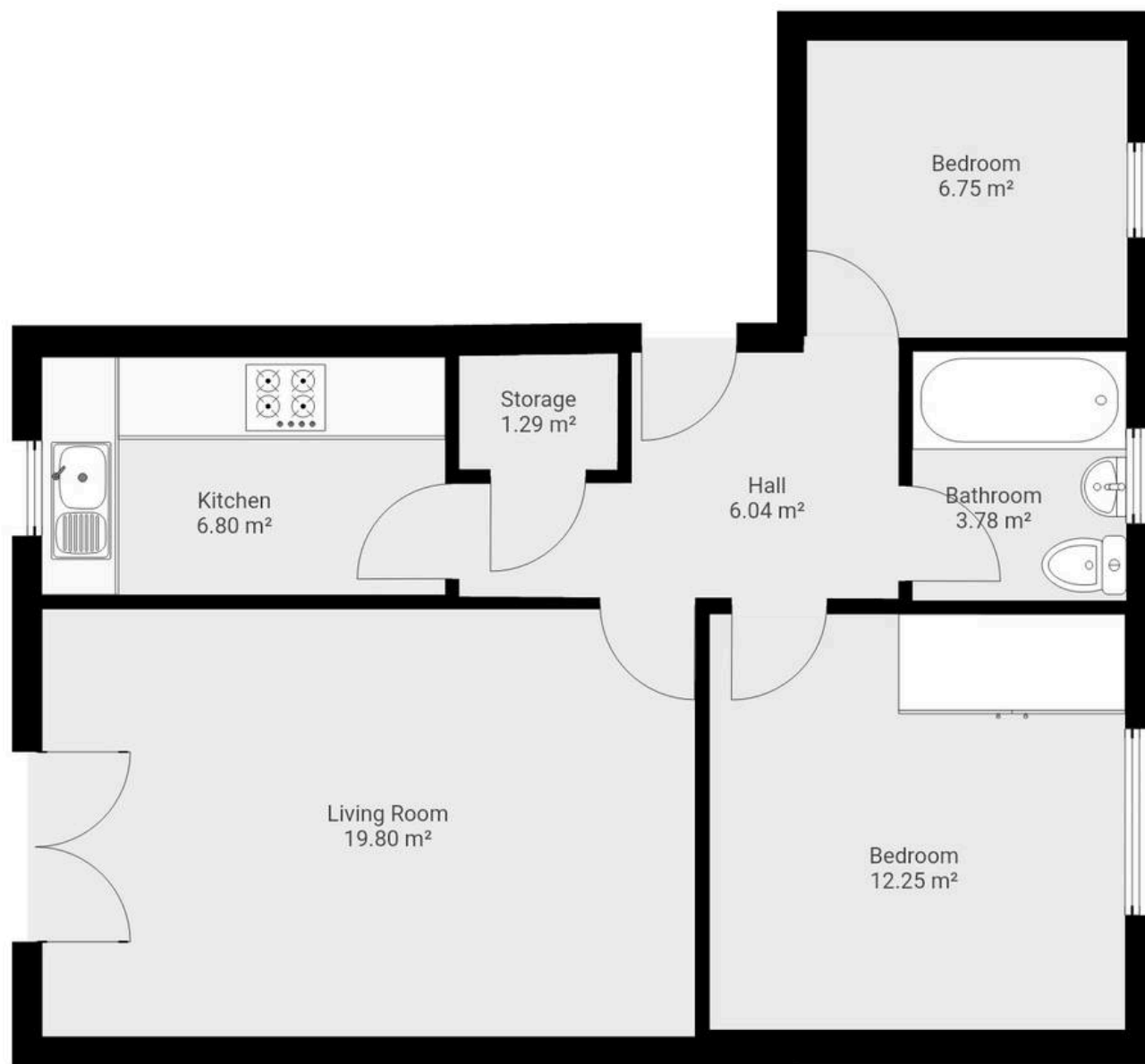


ALLOCATED PARKING

1 Parking Space

Allocated parking at the property





This floor plan is provided without warranty of any kind. All measures have been taken to ensure quality and accuracy, however we disclaim any warranty including, without limitation, satisfactory quality or accuracy of dimensions.



Wigwam

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