

Wolfreton Mews, Willerby

Hull

Guide Price £200,000 - £210,000

WIGWAM

Wolfreton Mews

Willerby, Hull

- 3 bedroom end terrace townhouse
- Large open plan lounge with French doors leading into the rear garden
- Newly installed modern kitchen with stylish worktops and splashback
- Allocated parking for 2 vehicles
- 3 double bedrooms giving versatility for all of the family and guests
- Master bedroom with en-suite and two storage cupboards
- Expansive wrap around garden with patio, raised lawn, summer house and shed
- Sought after Willerby location with reputable schools within walking distance

Guide price - £200,000 - £210,000 - Beautifully presented and thoughtfully designed, this exceptional three-bedroom end terrace townhouse offers an outstanding opportunity to secure a stylish and contemporary home in the highly sought after Willerby area.

Set within a peaceful residential neighbourhood renowned for its reputable schools and family-friendly atmosphere, the property is ideal for those seeking both comfort and convenience.







Wolfreton Mews

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Upon entering, you are greeted by a welcoming hallway leading to a spacious open plan lounge, where natural light floods through the elegant French doors, creating a bright and inviting living space perfect for relaxing or entertaining guests.

The seamless flow of the lounge into the dining area allows for versatility in layout and use, making it easy to adapt the space to your lifestyle needs.

The modern kitchen is well-equipped with high-quality appliances, ample storage, and sleek worktops, providing a practical and attractive environment for preparing meals.

On the first floor, two double bedrooms are equally well-proportioned, offering flexibility for use as family bedrooms, guest accommodation, or even a dedicated home office.

On the top floor, the master bedroom is a true retreat, boasting a private en-suite shower room and the added benefit of two generous storage cupboards, ensuring a clutter-free sanctuary to unwind at the end of the day.

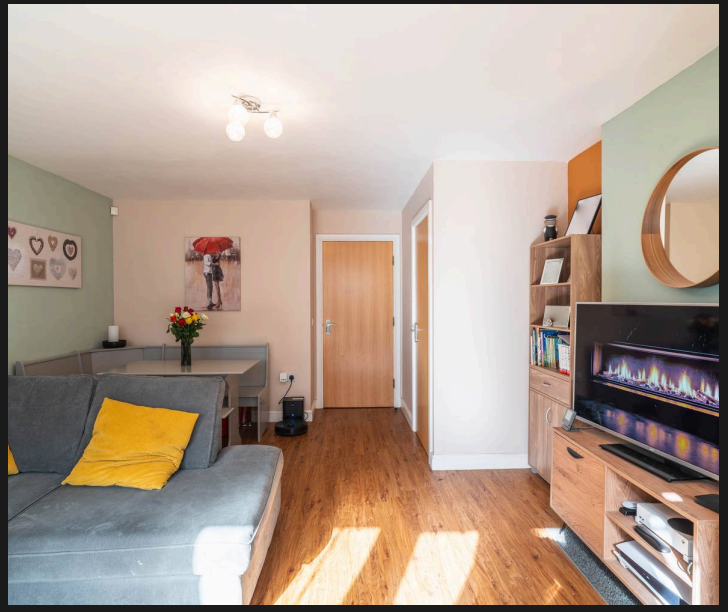
The main family bathroom is finished to a good standard, featuring contemporary fittings and a calming décor that enhances the sense of luxury throughout the home.













Additional features include a ground floor toilet for added convenience, plentiful storage solutions thoughtfully integrated throughout the property, as well as a new boiler installed within the last 2 years for added peace of mind.

Allocated parking for two vehicles provides hassle-free parking and further enhances the practicality of this delightful home.

With its enviable location within walking distance of excellent local schools, shops, and restaurants, this property is perfectly positioned for families or professionals seeking a harmonious blend of tranquillity and accessibility.

Ready to move into and enjoy, this wonderful townhouse promises peace and privacy, combined with all the modern comforts you could desire.

Viewing is strongly recommended to fully appreciate the quality and lifestyle on offer in this truly special home.

Council tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:

Kitchen
With vinyl flooring, kitchen units, wood effect worktop, 4 ring electric hob, integrated oven and extractor fan, plumbing for washing machine, space for American Fridge Freezer, sink and tap, and window

Living room
With laminate flooring, storage cupboard, radiator, French doors to the rear garden.

Bedroom 1
With carpet, storage cupboards, radiator, Velux style window, and en-suite bathroom.

En-suite
With laminate flooring, shower cubicle with tiled surround, wash basin on pedestal, toilet, and radiator.

Bedroom 2
With carpet, radiator, and window.

Bathroom
With tiled flooring, half tiled walls, bath, wash basin on pedestal, toilet, radiator, and window.

Bedroom 3
With carpet, radiator, and 2 windows.

Garden

Large private wrap around garden with patio, raised lawn area, artificial grass, with summer house and garden shed

DRIVEWAY

2 Parking Spaces

Dedicated parking for 2 vehicles in front of the house

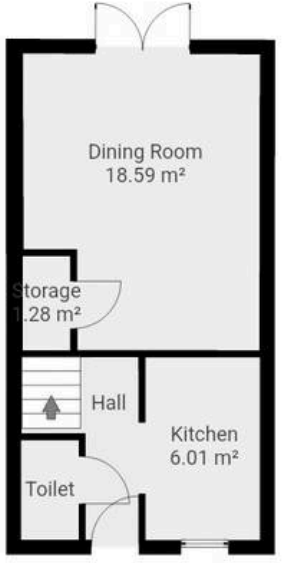


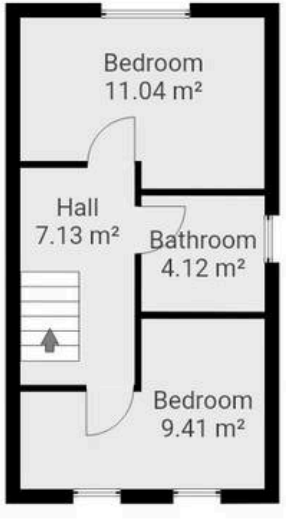












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