



23 Hardy Street, Selby £115,000

Realistically priced for the first time buyer or investor, this two bedroom end terrace house is available with NO UPWARD CHAIN. The property enjoys an excellent rear garden, gas central heating, UPVC glazed windows, downstairs WC, two first floor bedrooms and family bathroom. Off street parking, separate kitchen and utility rooms and large lounge further enhance this property. Viewing is highly recommended through the agents.



Side hall

UPVC side door. door to;

Downstairs WC

WC.

Lounge 5.75m x 3.14m (18'10" x 10'4")

UPVC glazed front window. Coved ceiling. Central heating radiator. Open fireplace (blocked off at present).

Kitchen 2.40m x 3.77m (7'10" x 12'4")

Fitted kitchen comprising wall and base units with worktop surfaces and tiled splashbacks. Central heating radiator. UPVC glazed rear window.

Utility 1.84 x 1.45m (6'0" x 4'9")

Wooden back door.

Staircase to first floor

Landing

UPVC glazed side window. Cupboard housing gas central heating boiler. Central heating radiator.

Bedroom 1 (front) 4.82m x 2.80m (15'10" x 9'2")

UPVC glazed front window. Central heating radiator. Store cupboard over stairwell.

Bedroom 2 (rear) 3.06m x 2.81m (10'0" x 9'3")

UPVC glazed rear window. Central heating radiator.

Bathroom 2.58m x 1.67m (8'6" x 5'6")

White suite comprising; bath with shower fitment over, WC and wash hand basin. UPVC glazed rear window. Central heating radiator.

Outside - front

Lawned frontage with stone paving and pebble drive suitable for 1 vehicle. Fence and gate for side and rear access.

Outside - rear

Fence surround, fully lawned, concrete patio area.



Keith Taylor

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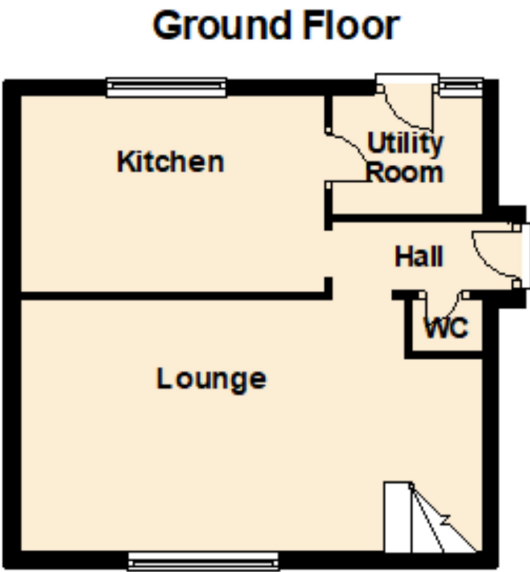
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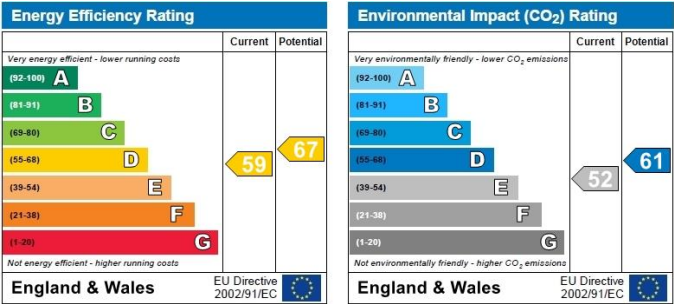
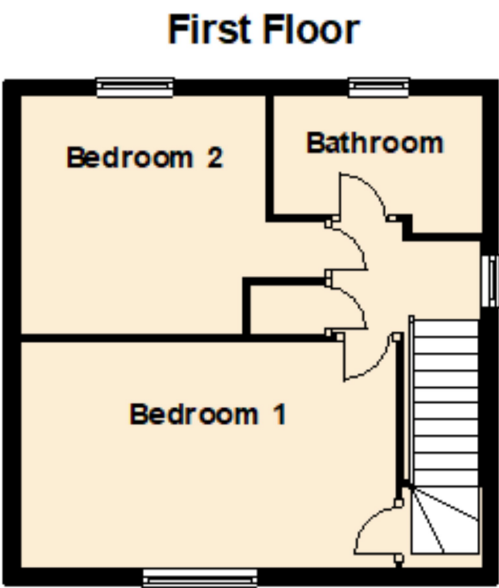
FLOOR PLAN - GROUND FLOOR

This plan is included as a service to our customers and is intended as a GUIDE TO LAYOUT only. Dimensions are approximate. DO NOT SCALE.



FLOOR PLAN - FIRST FLOOR

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