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37 Brockwell Park, Kingswood, HU7 3FH **Offers over £189,995**

Welcome to this stunning Semi Detached Property located in the picturesque area of Brockwell Park, Kingswood. This modern property boasts a spacious 1,163 sq ft of living space, perfect for those looking for a comfortable and stylish home.

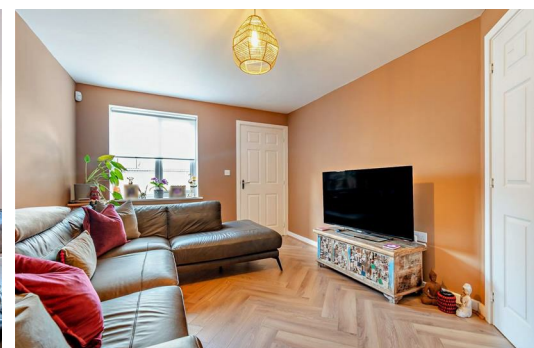
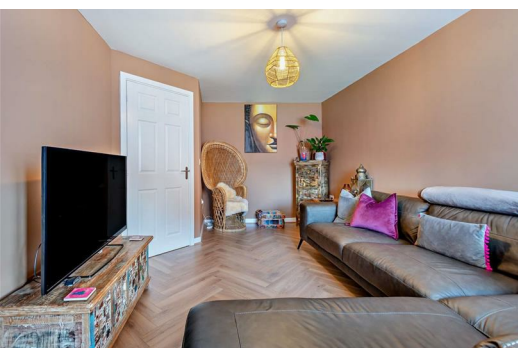
As you step into this property, you are greeted by a bright and airy reception room, ideal for entertaining guests or simply relaxing after a long day. The contemporary design and layout make this room the heart of the home.

With three well-proportioned bedrooms, there is plenty of space for a growing family or for those in need of a home office or guest room. The two bathrooms add convenience and luxury to this already impressive property, ensuring that there will be no queues in the morning rush.

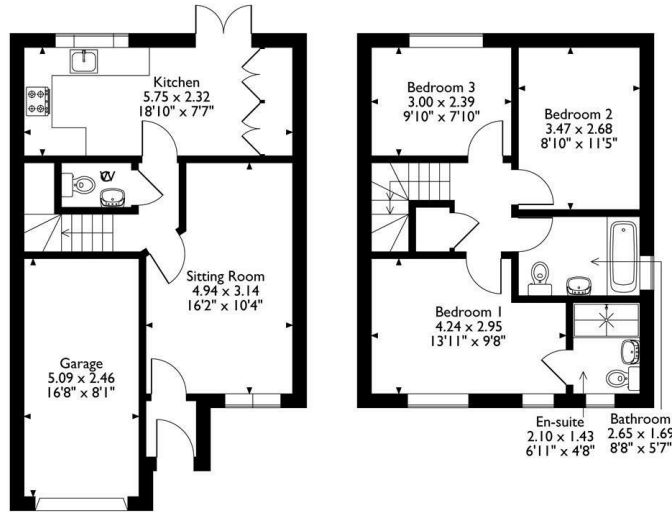
Built in 2017, this property offers all the modern amenities one could desire, from sleek fixtures to energy-efficient appliances. The attention to detail in the design and construction of this property is evident throughout.

Located in the sought-after area of Kingswood, residents will enjoy the tranquility of Brockwell Park while still being within easy reach of local amenities and transport links. Whether you enjoy a leisurely stroll in the park or prefer shopping in nearby boutiques, this location offers the best of both worlds.

Don't miss out on the opportunity to make this property your new home. Contact us today to arrange a viewing and experience the charm and comfort this property has to offer.



Brockwell Park, Kingswood, Hull
 Approximate Gross Internal Area
 Main House = 79 Sq M/850 Sq Ft
 Garage = 13 Sq M/140 Sq Ft
 Total = 92 Sq M/990 Sq Ft



Ground Floor

First Floor

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

Sitting room

16'2" x 10'3" (4.94 x 3.14)
 The property opens up to the spacious sitting room which features a front aspect window and laminated flooring.

Kitchen

18'10" x 7'7" (5.75 x 2.32)
 The well-spaced kitchen is fitted with storage cupboards and built-in utilities, including an oven, hob and extractor fan.

WC

The practical ground floor WC has a hand wash basin.

Bedroom 1

13'10" x 9'8" (4.24 x 2.95)
 This en-suite double bedroom sits at the front of the property and features carpeted flooring and two windows overlooking the street and surrounding areas.

En-suite

6'10" x 4'8" (2.10 x 1.43)
 The en-suite offers a fitted toilet, wash hand basin and shower facilities.

Bedroom 2

11'4" x 8'9" (3.47 x 2.68)
 This small double bedroom features a rear aspect window and carpeted flooring.

Bedroom 3

9'10" x 7'10" (3.00 x 2.39)
 Bedroom three is a good-sized

single and features a rear facing window.

Bathroom

8'8" x 5'6" (2.65 x 1.69)
 The bathroom is equipped with toilet, wash hand basin and bath facilities.

Garage

16'8" x 8'0" (5.09 x 2.46)
 The property benefits from a good sized garage.

Garden

At the front of the property there is lawn coverage and a driveway leading to the garage and entrance door. The enclosed rear garden offers blocked paving flowing from the kitchen exit with the remainder of the area covered with grass and shrubbery. The back garden is also accessible from the front of the property via a garden gate at the side of the house.

Disclaimer

