

# HUNTERS®

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## George Lane

Walkington, Beverley, HU17 8XX

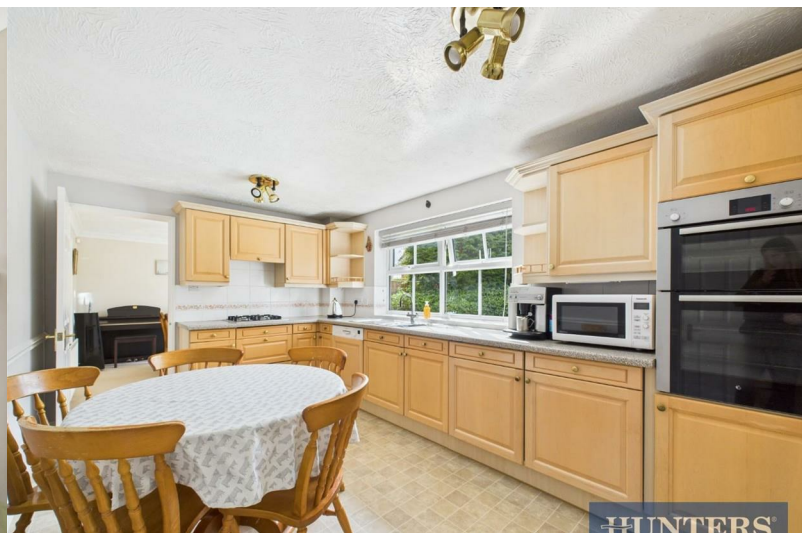
£450,000



Council Tax: F



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# 2 George Lane

Walkington, Beverley, HU17 8XX

£450,000



## Entrance Hall

UPVC front door, coving, laminate laid wood style flooring, stairs to first floor landing, under stairs cupboard, radiator and power points.

## Downstairs Cloakroom

UPVC double glazed window to the front aspect, low flush WC, wash hand basin with pedestal and radiator.

## Study

UPVC double glazed window to the side aspect, coving, radiator and power points.

## Lounge

UPVC double glazed bay window to the front aspect, coving, gas feature fireplace, TV point and power points.

## Dining Room

UPVC double glazed window to the rear aspect, French doors onto garden, coving, radiator and power points.

## Kitchen

UPVC double glazed window to the rear aspect, range of wall and base units with work surfaces, tiled splash backs, sink and drainer unit, integrated fridge, integrated freezer, double electric oven, electric hob, extractor hood, dado rail, radiator, TV point and power points.

## Utility Room

UPVC double glazed window to the rear aspect, double glazed door to the side aspect, range of base units with roll top work surfaces, tiled splash backs, sink and drainer unit, space for washing machine, space for tumble dryer, boiler, radiator and power points.

## First Floor Gallery Landing

UPVC double glazed window to the front aspect, loft access with ladder, airing cupboard, radiator and power points.

## Bedroom One

UPVC double glazed windows to the front aspect, walk in wardrobe, radiator, TV point and power points.

## En Suite

UPVC double glazed opaque window to the side aspect, fully tiled shower cubicle with power, low flush WC, wash hand basin with pedestal, heated towel rail and shaver point.

## Bedroom Two

UPVC double glazed window to the rear aspect, fitted wardrobes, radiator and power points.

## Bedroom Three

UPVC double glazed window to the rear aspect, fitted wardrobes, radiator and power points.

## Bedroom Four

UPVC double glazed window to the front aspect, radiator and power points.

## Bathroom

UPVC double glazed opaque window to the rear aspect, part tiled walls, three piece bathroom suite comprising; panel enclosed bath with mixer taps, low flush WC, wash hand basin with vanity unit, heated towel rail, extractor fan and shaver point.

## Garden

Mainly laid to lawn with plant and shrub borders, side access, outside tap and outside lighting.

## Garage

Double garage, up and over door with power and lighting.

**CHAIN FREE!!!** Nestled in the charming village of Walkington Beverley, this exquisite four-bedroom detached house offers a perfect blend of modern living and historic charm. Located on the desirable George Lane, the property boasts an impressive layout that is both spacious and inviting, making it an ideal family home.

As you enter, you will be greeted by an abundance of natural light that fills the rooms, creating a warm and homely atmosphere. Inside features three bathrooms, ensuring convenience for all family members and guests. Each bedroom is generously sized, providing ample space for relaxation.

The property also includes a double garage, offering secure parking for up to five vehicles. The outdoor space presents stunning potential for landscaping or creating a garden oasis, perfect for enjoying the tranquil surroundings.

Walkington is known for its rich history and community spirit, making it a wonderful place to call home. With local amenities and the vibrant market town of Beverley just a short distance away, you will have everything you need within easy reach.

This detached house on George Lane is not just a property; it is a place where memories can be made and cherished for years to come. With its beautiful setting, it is a must-see for anyone looking to settle in this delightful area.



Road Map



Hybrid Map



Terrain Map



Floor Plan



Viewing

Please contact our Hunters Beverley Office on 01482 861411 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.