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Butterfly Meadows

Beverley, HU17 9GA

Offers In The Region Of £315,000

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Council Tax: D

57 Butterfly Meadows

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Entrance hall
Stylish entrance hall with UPVC door and window, radiator, power points and stairs to the first floor landing.

Guest cloakroom
UPVC window to rear aspect, low flush WC, wash hand basin with vanity unit, radiator and coving.

Lounge
UPVC window to front aspect, under-stairs cupboard, TV point, power points and radiator.

Kitchen / Diner / seating area
UPVC window to rear aspect, range of wall and base units with roll top work surfaces, tiled splash back, electric oven and gas hob with extractor hood, sink and drainer unit, integrated dishwasher, space for fridge / freezer, ceiling spotlights and power points. The space opens out into a seating / dining area leading to UPVC french doors out into the garden.

Utility area
Double glazed door to the side aspect, range of wall and base units with roll top work surfaces, up stand and power points. There is space for a fridge / freezer, washing machine and tumble dryer.

First floor landing
Airing cupboard, loft access, coving and power points.

Bedroom 1
UPVC windows to the rear aspect, fitted wardrobes, radiator, TV point and power points.

En-suite
UPVC window to front aspect, fully tiled shower enclosure, low flush WC, wash hand basin with vanity unit, heated towel rail and extractor fan.

Bedroom 2
UPVC window to front aspect, storage cupboard, coving, radiator and power points.

Bedroom 3
UPVC window to rear aspect, feature panelled walls, radiator and power points.

Bathroom
UPVC window to rear aspect, 3-piece bathroom suite comprising of panel enclosed bath with mains shower over, low flush WC, wash hand basin with vanity, part-tiled walls, shaver point and extractor fan.

Garden
The garden is mainly laid to lawn with plant and shrub borders, a patio area, outside tap, power points and outdoor lights. There is a side gate leading to the front of the property.

Garage
The current owners have converted half of the garage to create a larger utility space which flows nicely from the kitchen and leaves an up and over door with power and lighting to a sizeable storage area for bikes etc

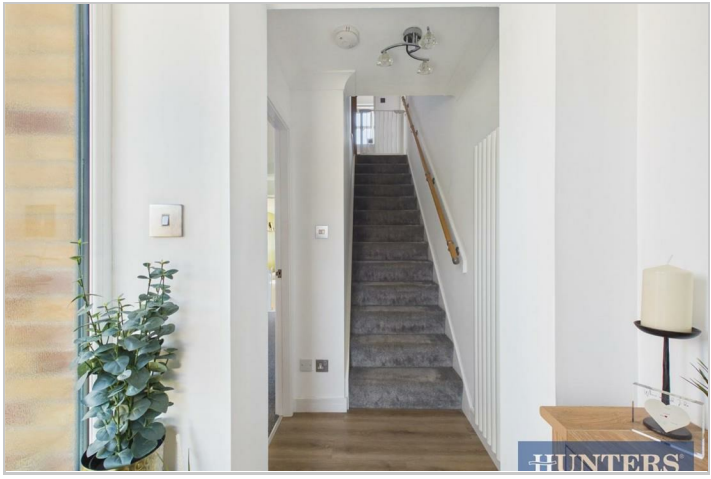
Tel: 01482 861411

Nestled in the charming area of Butterfly Meadows, Beverley, from the moment you walk into the light, stylish hallway of this home, it's evident that it's beautifully presented and offers the perfect blend of comfort and style. With three well-proportioned bedrooms, this detached home is ideal for families or those seeking extra space. The property boasts two inviting reception rooms, providing ample room for relaxation and entertaining guests.

One of the standout features of this residence is the extended, spacious kitchen, which seamlessly integrates dining and a fantastic utility space. This modern layout not only enhances functionality but also creates a warm and welcoming atmosphere for family gatherings and social occasions. The airy and light-filled interiors further contribute to the home's inviting charm, making it a delightful place to live.

The exterior of the property is equally impressive, featuring a sunny and well-landscaped garden that offers a tranquil retreat for outdoor enjoyment. Whether you wish to host summer barbecues or simply unwind with a good book, this garden provides the perfect setting.

Additionally, the location is highly desirable, with access to great primary and secondary schools, making it an excellent choice for families. This property truly encapsulates the essence of comfortable living in a picturesque setting. Don't miss the opportunity to make this lovely house your new home.



Road Map

Hybrid Map

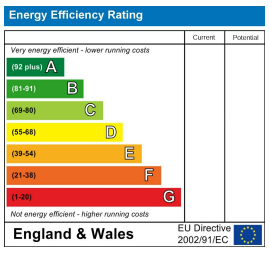
Terrain Map

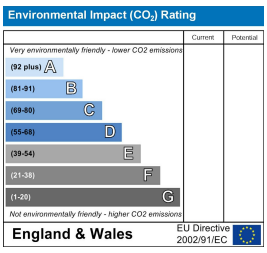
Floor Plan

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.
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