

**3 Bedroom(s), End of Terrace House, To be Advised**

**Hazel Avenue, Auckley.**



- 3D Virtual Tour Available
- Spacious End Terrace Home
- Open Plan Lounge Diner
- Bathroom and Separate Toilet
- Off Road Parking at the Front

- No Chain
- Modern Kitchen
- Three Bedrooms Two of which are Doubles
- Rear Enclosed Garden
- Popular Location in Auckley

**£155,000**  
**For Sale**

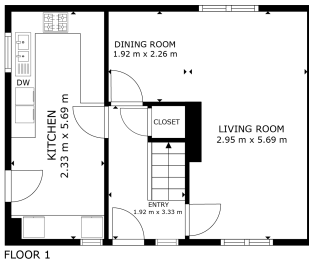
*Book your viewing today* Tel: 01302 247754

## Owner's View

3D Virtual Tour Available- Take a closer, more detailed look around via our 3D Virtual Tour! Don't forget that you can also check availability for viewings online via a visit to our website... Charming end terrace property on Hazel Avenue, Auckley. This delightful home boasts a spacious open plan lounge diner, complemented by a modern kitchen. Featuring three bedrooms, it offers comfortable living space for families. Enjoy outdoor gatherings in the rear garden, with convenient off-road parking available to the front. Perfect for those seeking contemporary living in a popular location.

## Ground Floor

### Floor Plan



SIZES INTERNAL AREA  
FLOOR 1: 42.00 SQ. METRE / 45 SQ. FT.  
TOTAL: 54 SQ. METRE / 580 SQ. FT.  
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



## Open Plan Lounge Diner

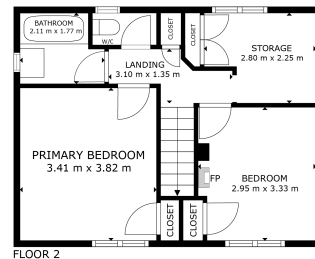


## Kitchen



## First Floor

### Floor Plan



SIZES INTERNAL AREA  
FLOOR 2: 16.00 SQ. METRE / 172 SQ. FT.  
TOTAL: 68 SQ. METRE / 732 SQ. FT.  
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



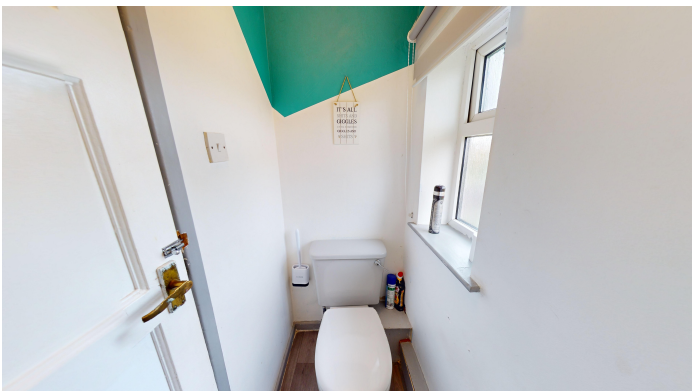
## Bedroom



## Bedroom



## Bathroom And Separate Toilet



## External

### Front Aspect



### Rear Garden



## Property Information

- Council Tax Band -
- Utilities - Mains Gas, Mains Electricity, Mains Water
- Water Meter -
- Average Annual Electricity Bills -
- Average Annual Gas Bills -
- Average Annual Water Bills -
- Tenure -
- Solar Panels -
- Space Heating System -
- Approximate Heating System Installation Date -
- Water Heating System -
- Approximate Water Heating Installation Date -
- Boiler Location -
- Approximate Electrical System Installation Date -
- Approximate Electrical System Test Date -
- Fires/Heaters -
- Permanent Loft Ladder -
- Loft Insulation -
- Loft Boarded out -



# We make it happen.

Tel: 01302 247754

Email: [info@thepropertyhive.co.uk](mailto:info@thepropertyhive.co.uk)

Web: [www.thepropertyhive.co.uk](http://www.thepropertyhive.co.uk)

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## Energy Performance Certificate

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) <b>A</b>		
(81-91) <b>B</b>		<b>86</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>68</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>		EU Directive 2002/91/EC 