



Wilbert Place

Beverley

Guide Price £150,000 – £160,000

WIGWAM

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- Guide price £150,000 – £160,000
- 2 bedroom ground floor apartment finished to a high standard throughout
- Fully renovated by the current owner
- Available with no onward chain
- Allocated parking space
- Open plan design for lounge and kitchen/diner
- Close to Train Station and Flemingate shopping centre

Immaculately presented and finished to a high standard throughout, this modern two-bedroom apartment offers the perfect blend of comfort and convenience in the heart of Beverley.

Ideally situated within walking distance of Beverley Train Station and the vibrant Flemingate shopping centre, you will enjoy easy access to excellent local amenities, shops, and restaurants.

The property boasts an inviting open plan design, seamlessly combining a spacious lounge with a well-equipped kitchen and dining area, perfect for both relaxing and entertaining.

Both bedrooms are generously proportioned, providing peaceful retreats for rest and privacy, while the stylish bathroom is finished with high-quality fixtures, creating a really modern feel.



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Additional benefits include an allocated parking space (a rare find in such a central location), ensuring hassle-free living for residents. This flat is ready to move into and enjoy, and is available with no onward chain, making it an ideal choice for professionals, first-time buyers, or those looking to downsize without compromising on quality or location.

Viewing is strongly recommended to fully appreciate this property's exceptional finish and its proximity to local amenities.

Lease Details:

Nil ground rent.

Service charge – £765 per annum / £63.75 monthly (for the current period) which includes window cleaning, roof, buildings insurance, maintenance of external and communal areas.

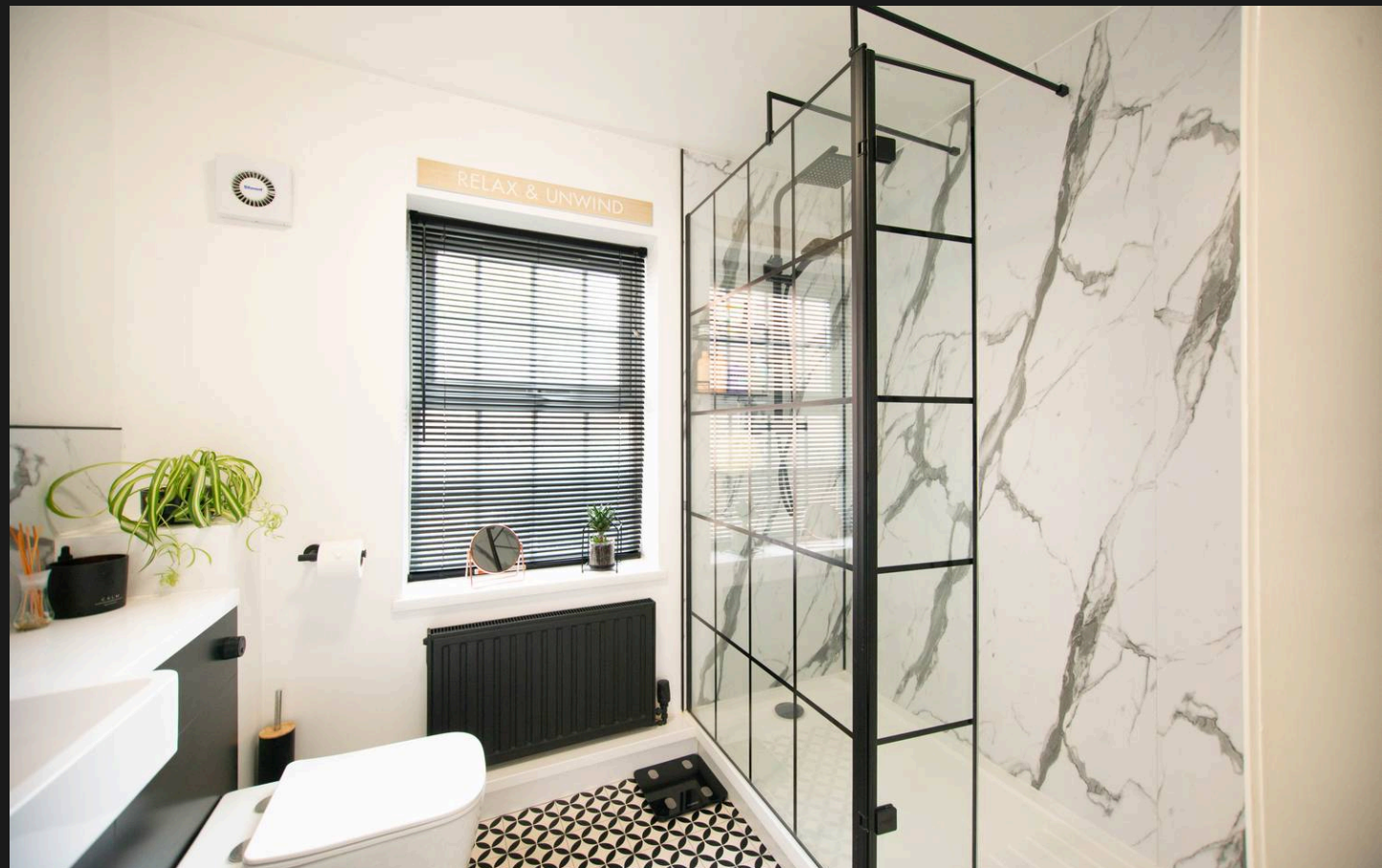
984 years term remaining on the lease.

Council Tax band: B

Tenure: Leasehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D





Living room

15' 6" x 12' 2" (4.72m x 3.71m)

With laminate flooring, two radiators and two windows.

Kitchen / diner

12' 6" x 8' 11" (3.81m x 2.73m)

With laminate flooring, base and wall units with wood effect worktops, induction hob with integrated oven, sink and tap with left side drainer, tiled splash-back, extractor fan, radiator and two windows.

Bathroom

7' 11" x 5' 10" (2.41m x 1.78m)

Walk-in shower with rainfall shower head, toilet and sink vanity unit, radiator and window.

Bedroom 1

10' 1" x 10' 9" (3.07m x 3.28m)

With carpet, radiator and window.

Bedroom 2

10' 5" x 10' 6" (3.18m x 3.20m)

With carpet, radiator and window.

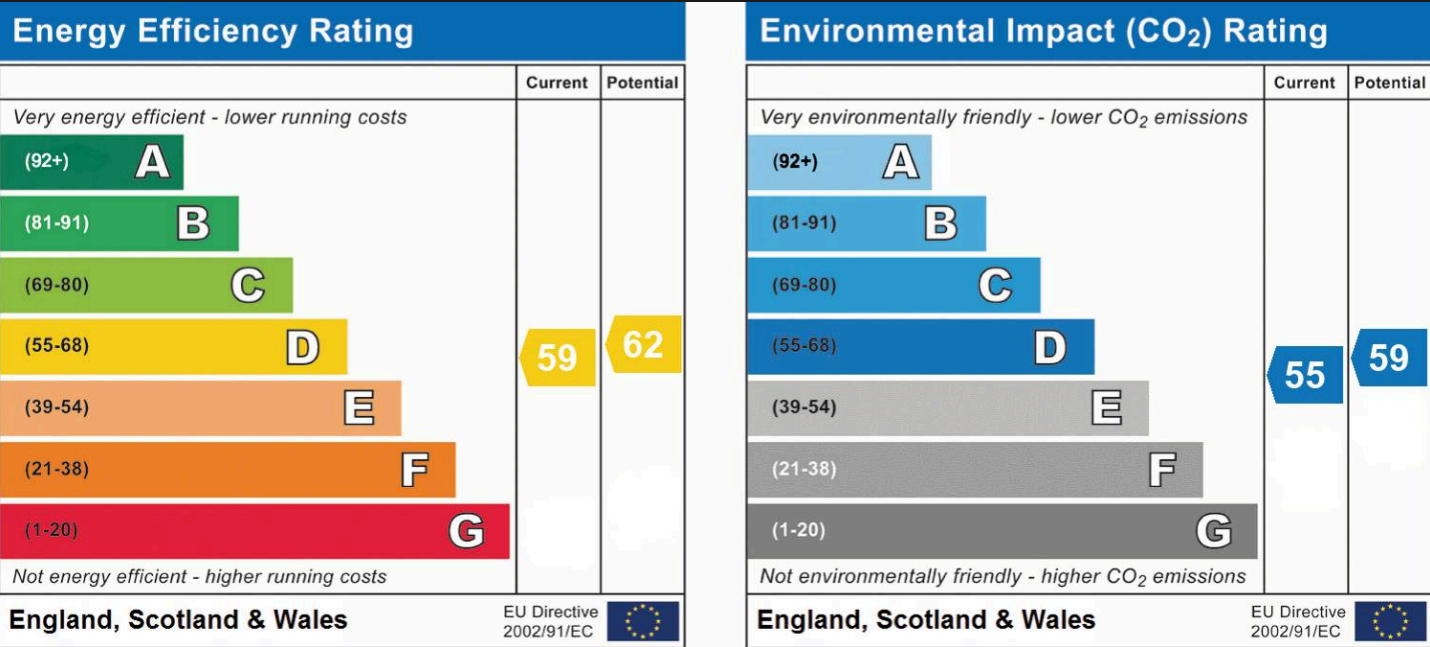


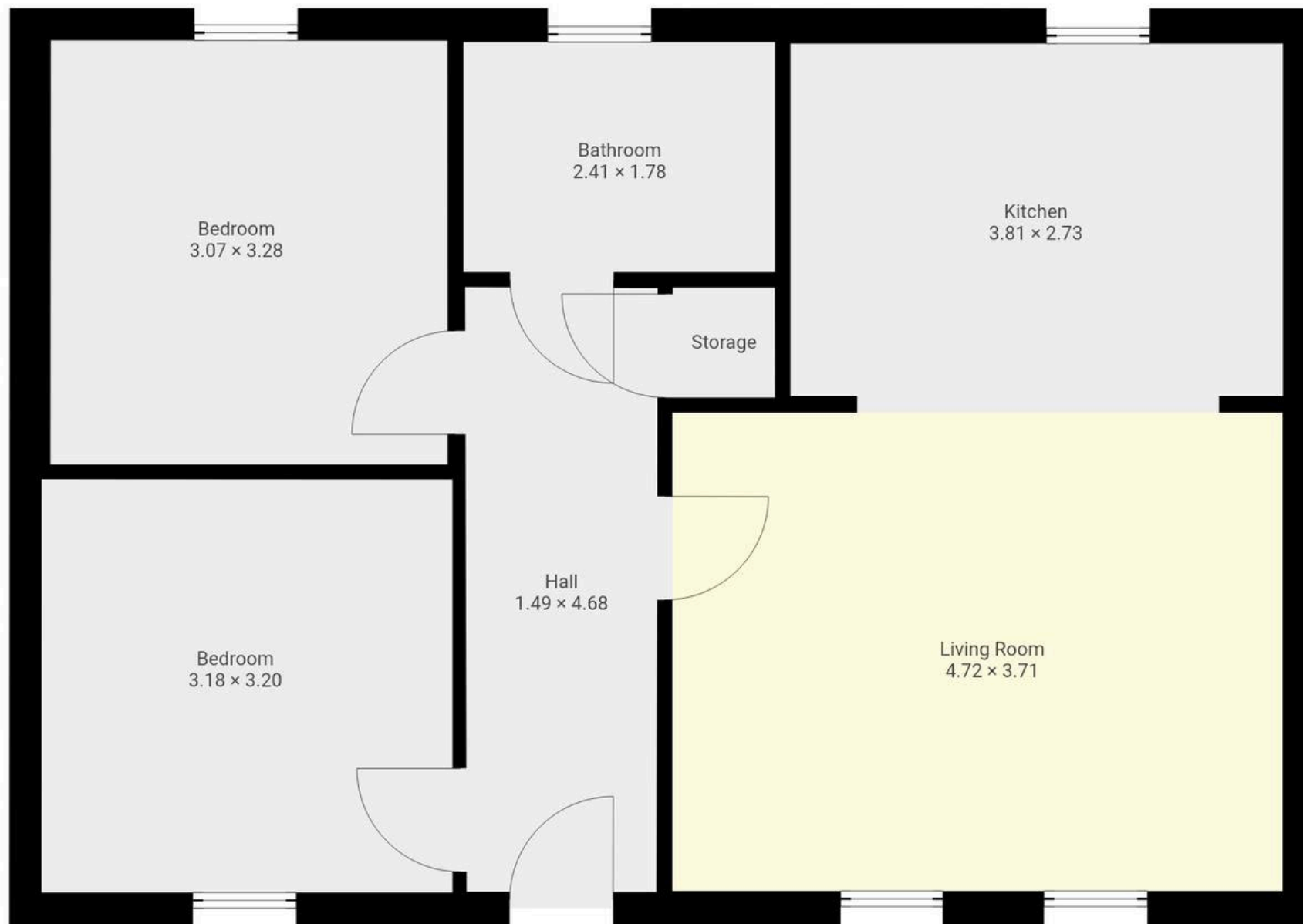
ALLOCATED PARKING

1 Parking Space

Allocated parking is included in a private carpark to the rear of the property.

OFF STREET





This floor plan is provided without warranty of any kind. All measures have been taken to ensure quality and accuracy, however we disclaim any warranty including, without limitation, satisfactory quality or accuracy of dimensions.



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