



CROFTS ESTATE AGENTS

PASSIONATE ABOUT PROPERTY

IMMINGHAM

01469 564294

SALES LETTINGS NEW HOME SALES LAND PROPERTY MANAGEMENT AUCTIONS FINANCIAL ADVICE AND MORTGAGES ENERGY PERFORMANCE PROVIDER


CROFTS
ESTATE AGENTS



**Inglenook 5 King Street
Keelby
DN41 8EE**

**Offers in the Region Of
£200,000**

Crofts Estate Agents have the pleasure of bringing to the market this deceptively spacious two/three bed detached bungalow, set within the popular village of Keelby. Being sold with NO FORWARD CHAIN, this property presents itself as a fantastic opportunity for the next buyer to further develop (subject to survey) or modernise and put their own stamp on it. Nearby you will find a selection of local shops, primary school, cafe and public houses. The property also benefits from excellent road links with easy access to the A180, Grimsby and Immingham. Internal viewing is essential to truly appreciate this versatile property and doing so will reveal the entrance hallway, lounge, kitchen, two double bedrooms, sitting room/bedroom and wet room. Externally, the property occupies a rather large plot with fantastic size front and rear gardens, off road parking and integral garage.

Address : 21 Kennedy Way, Immingham, DN40 2AB
Email : immingham@croftsestateagents.co.uk
Website : www.croftsestateagents.co.uk

OFFICE HOURS

Mon to Fri
Saturday
Sunday

9am to 5.30pm (Tuesday opening 9.30am)
9am to 3pm
Closed



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Lounge

11' 4" x 12' 0" (3.45m x 3.65m)

Benefitting from carpeted flooring, radiator, gas fire and uPVC bay window.

Kitchen/Diner

12' 0" x 13' 0" (3.65m x 3.96m)

Located at the rear of property is the stylish kitchen-diner, boasting base and wall mounted units, integral double oven, hob with extractor above, one and a half sink with drainer and breakfast bar area. There is also vinyl flooring, LED lighting, dual aspect uPVC windows and uPVC side door.

Bedroom one

8' 7" x 12' 5" (2.61m x 3.78m)

Bedroom one briefly comprises of carpeted flooring, fitted wardrobes, radiator and uPVC window to the rear elevation.

Bedroom two

7' 1" x 9' 4" (2.16m x 2.84m)

Bedroom two briefly comprises of carpeted flooring, radiator and uPVC window to the rear elevation.

Sitting room/bedroom

11' 4" x 12' 0" (3.45m x 3.65m)

This versatile room, found at the front of the property offers itself as a sitting room or potential third bedroom. The room comprises of electric fire, radiator, carpeted flooring and bay window.

Wet room

7' 1" x 7' 2" (2.16m x 2.18m)

Benefitting from a wet room shower, WC, basin, towel rail radiator, tiled walls and LED lighting.

Externally

Externally, the property occupies a rather large plot with fantastic size front and rear gardens, ample off road parking and integral garage.

Tenure

Believed to be Freehold, awaiting solicitors' formal confirmation. All interested parties are advised to make their own enquiries.

Services

All mains services are understood to be connected, however Crofts have not inspected or tested any of the services or service installations & purchasers should rely on their own survey.

Viewings

Please contact the relevant marketing office and all viewings are strictly by appointment only please.

Council Tax Information

Band B: To confirm council tax banding for this property please view the website- www.voa.gov.uk/cti

Free Valuations

We offer a free valuation with no obligation, just call the relevant office, or visit www.croftsestateagents.co.uk seven days a week to arrange your free valuation.

Property Management

We offer a full property management service, offering full and comprehensive credit and referencing checks detailed photographic inventories and regular property inspections to name just a few of our services.

Mortgage and Financial Advice

With access to a range of mortgage products, Crofts Estate Agents Immingham in connection with Forge Financial Solutions Ltd will help you find the best mortgage to suit your needs. Forge Financial Solutions Ltd will act on your behalf in advising you on mortgages and other financial matters.

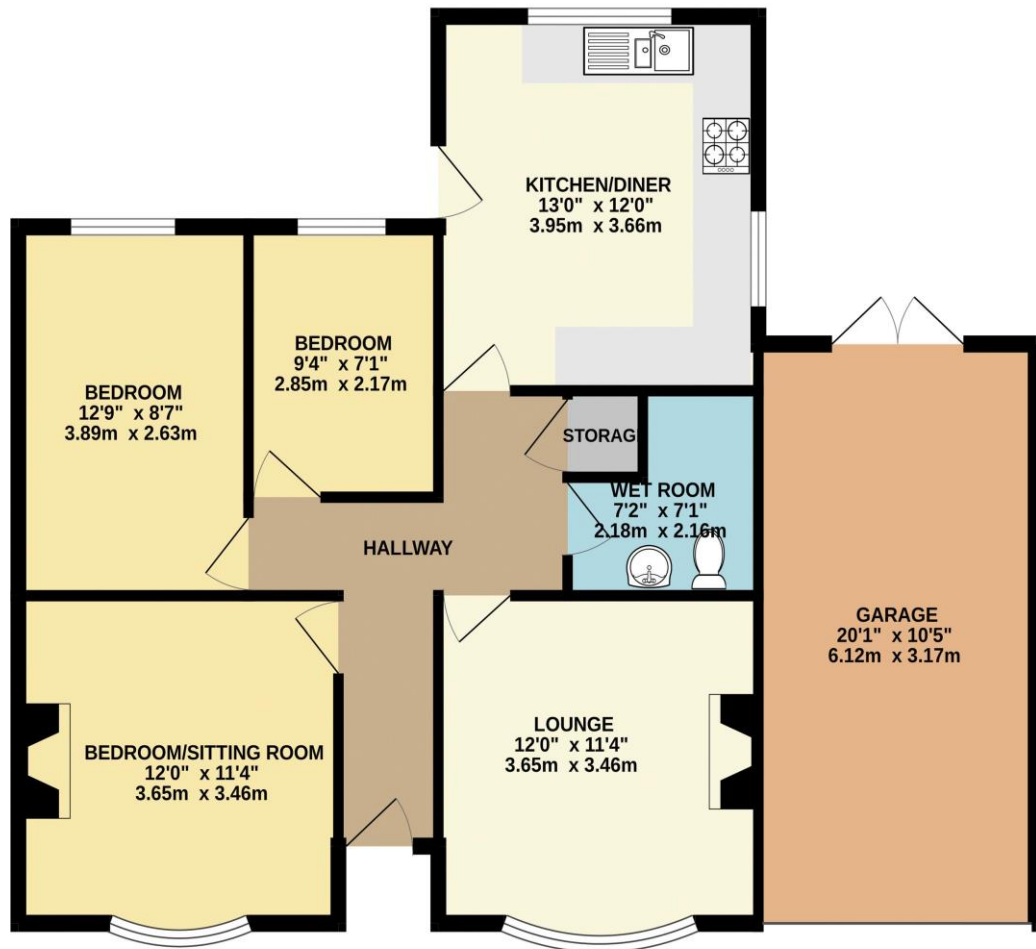
STATUTORY NOTICE: YOUR HOMES IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT.







GROUND FLOOR
947 sq.ft. (88.0 sq.m.) approx.



TOTAL FLOOR AREA : 947 sq.ft. (88.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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