



CROFTS ESTATE AGENTS

PASSIONATE ABOUT PROPERTY

IMMINGHAM

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


CROFTS
ESTATE AGENTS



7 Steeping Drive
Immingham
DN40 2DS

Monthly Rental Of £725

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

OFFICE HOURS
Mon to Fri 9am to 5.30pm (Tuesday opening 9.30am)
Saturday 9am to 3pm
Sunday Closed



Front

Found within a popular part of Immingham is this two bed semi detached bungalow, which boasts a large stoned front garden with ample off road parking to the side.

Lounge/Diner

10' 3" x 21' 7" (3.12m x 6.57m)

Having been extended, this spacious lounge diner benefits from carpeted flooring, pvc skirting boards, modern decor, radiator and uPVC French doors to the rear.

Kitchen

8' 9" x 10' 9" (2.66m x 3.27m)

This modern kitchen provides cupboard space through base and wall mounted units with integral oven, hob and sink with draining board. There is also water resistant laminate flooring, uPVC side door and uPVC window to the rear

Bedroom 1

10' 3" x 16' 0" (3.12m x 4.87m)

The main bedroom, located to the front comprises of carpeted flooring, modern decor, radiator, pvc skirting board and uPVC window.

Bedroom 2

10' 5" x 10' 9" (3.17m x 3.27m)

Bedroom two briefly comprises of carpeted flooring, radiator, pvc skirting board, built in storage and uPVC window.

Shower Room

7' 0" x 7' 1" (2.13m x 2.16m)

Benefitting from a wet room shower, W/C and vanity basin. There is also tiled walls, radiator and uPVC window to the side.

Rear

The rear garden is hard landscaped with patio area, ideal for BBQ's or outdoor entertaining.

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.

Broadband and Telecom Communications

Broadband and mobile speeds and availability can be assessed via the Ofcoms checker website.

<https://www.ofcom.org.uk/phones-and-broadband/coverage-and-speeds/ofcom-checker>

Viewings

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

Council Tax Information

Band A: 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

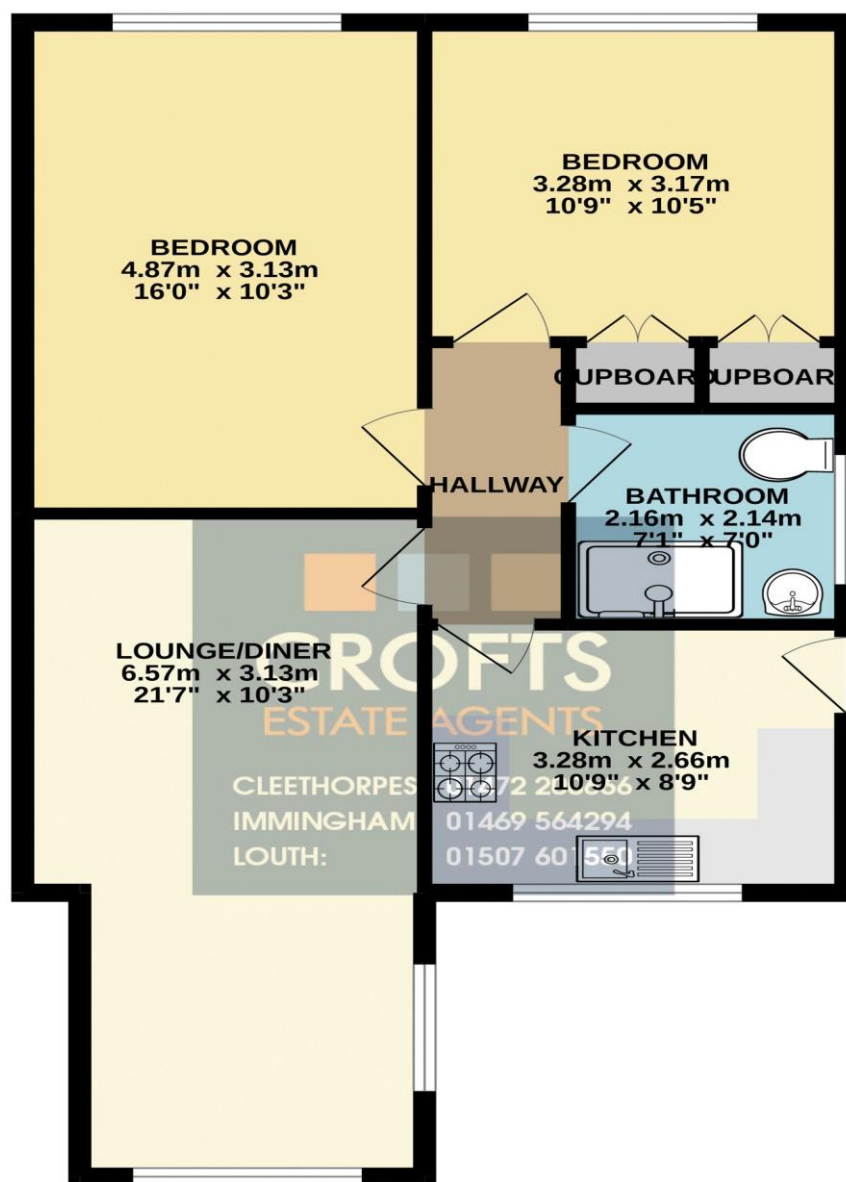
We offer a full property management service, offering full and comprehensive credit and referencing checks detailed photographic inventories and regular property inspections to name just a few of our services.

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.





TOTAL FLOOR AREA : 62.9 sq.m. (677 sq.ft.) 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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