



26 Shakespeare Avenue, Scunthorpe, DN17 1SA

£149,950

Offered with no onward chain is this well maintained three bedroom semi detached house. Downstairs there is an entrance hall, kitchen, lounge and separate dining area. Upstairs there are three bedrooms, two of which are great doubles and a well proportioned single bedroom, and a family bathroom. Outside there is a rear garden laid with turf, garage and off road parking to the front. Available for viewings now, please call to book your appointment.

Entrance hall

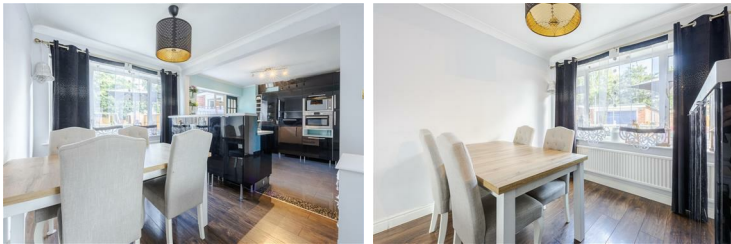
Kitchen 10'9" x 10'6" (3.28 x 3.22)



Lounge 14'0" x 12'11" (4.28 x 3.96)



Dining area 10'6" x 9'6" (3.22 x 2.90)



Landing

Bedroom one 12'11" x 12'11" (3.96 x 3.69)



Bedroom two 12'11" x 12'5" (3.96 x 3.81)



Bedroom three 8'0" x 7'3" (2.44 x 2.21)



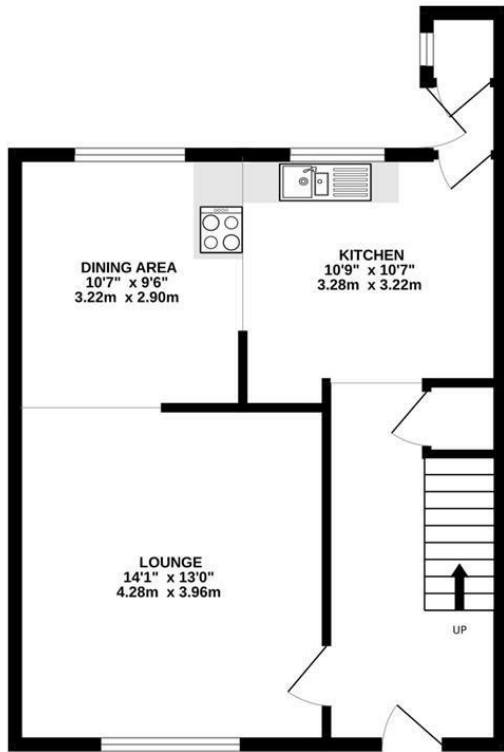
Bathroom 7'6" x 7'3" (2.29 x 2.22)

Outside

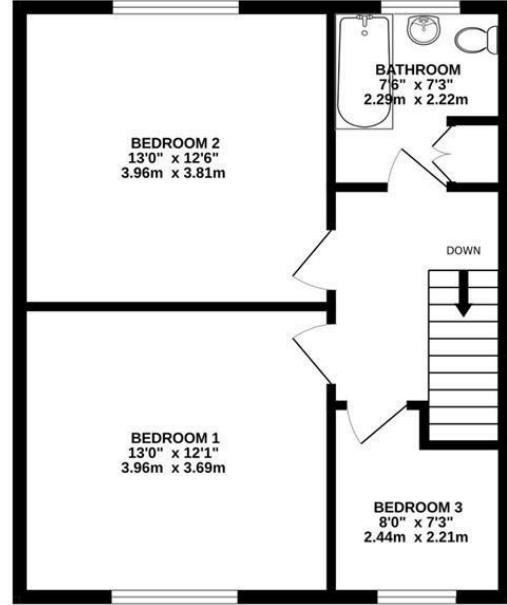


Floor Plan

GROUND FLOOR
517 sq.ft. (48.0 sq.m.) approx.



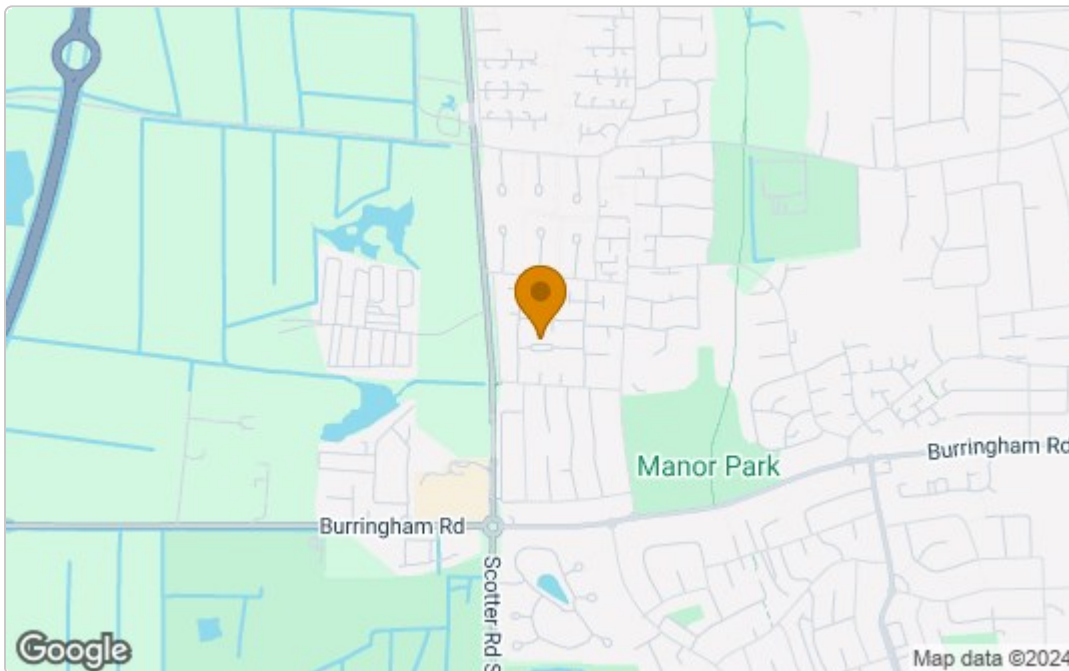
1ST FLOOR
499 sq.ft. (46.3 sq.m.) approx.



TOTAL FLOOR AREA: 1016 sq.ft. (94.4 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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Area Map



Energy Efficiency Graph

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales EU Directive 2002/91/EC		

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