



47 Merton Road, Scunthorpe, DN16 3LP

£269,500

Seriously good value for money four bedroom detached family home on a superb corner plot in one of the most sought after locations in Bottesford. Ideal for families, convenient for the areas most wanted schools, both primary and secondary, with everything you could need in walking distance.

The garden is great, with ample parking and gardens to both the rear and the side it really is an excellent plot. And inside we have good room sizes, a lounge diner leads to the conservatory with wood burner, there's also a spacious kitchen with a utility, w.c. and pantry just off. Upstairs the house has four bedrooms (three double and one single) with a en suite and a family bathrooms too.

Viewings are available by appointment, please get in touch to book.



Entrance

Lounge Diner 24'2" x 11'11" (7.38 x 3.65)



Kitchen 13'7" x 11'5" (4.16 x 3.50)



Utility 8'0" x 7'0" (2.45 x 2.15)



W.C.

Conservatory 12'10" x 11'11" (3.93 x 3.65)



Landing

Bedroom one 13'8" x 8'3" (4.18 x 2.54)



Ensuite 8'3" x 3'8" (2.54 x 1.13)



Bedroom two 12'0" x 11'5" (3.68 x 3.48)



Bedroom three 12'1" x 10'9" (3.70 x 3.28)



Bedroom four 6'10" x 6'9" (2.10 x 2.06)



Bathroom 7'6" x 7'3" (2.30 x 2.21)



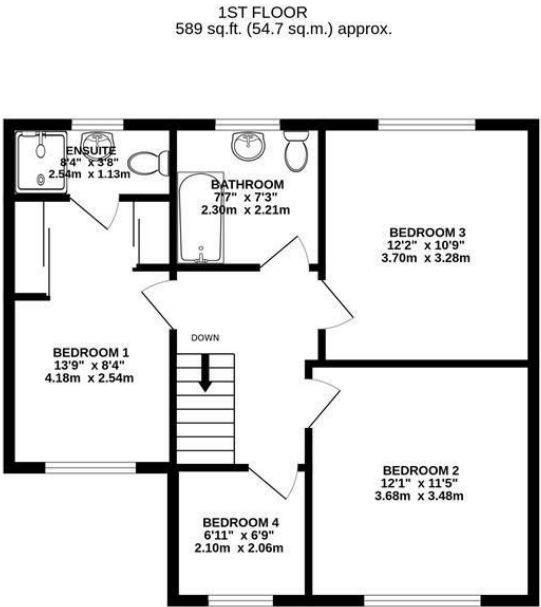
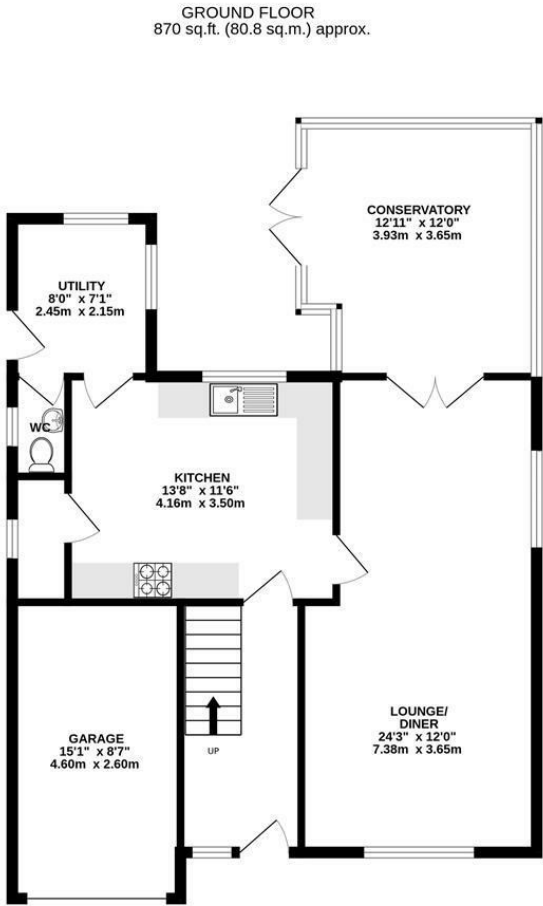
Garage 15'1" x 8'6" (4.60 x 2.60)

Outside





Floor Plan



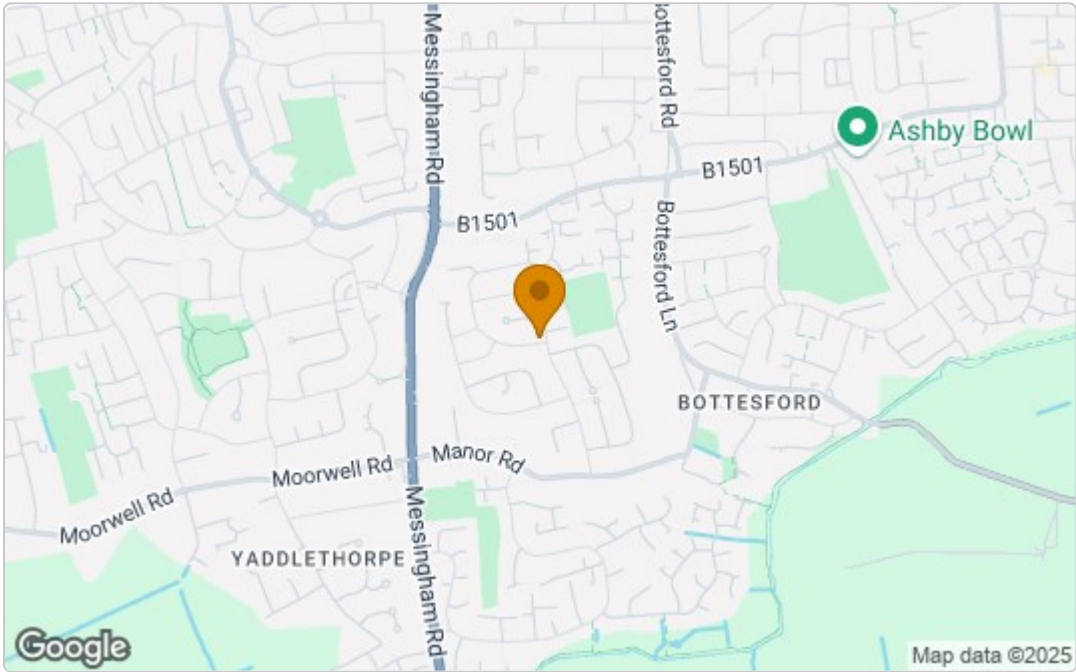
TOTAL FLOOR AREA : 1459 sq.ft. (135.5 sq.m.) approx.

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.

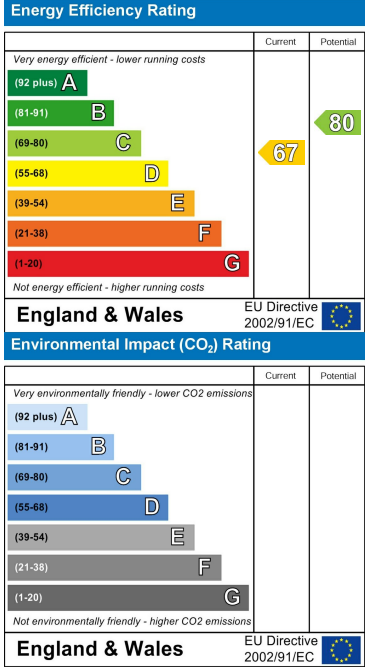
Made with Metropix ©2025



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.