



17 Salmonby Road, Scunthorpe, DN17 2JJ

Offers In Excess Of £120,000

An incredible value three bed end terrace home, immaculately presented by the current owners and an ideal first time buy!

Downstairs the property has an entrance hall, great size kitchen diner and lounge. Upstairs the property has two double bedrooms, a well proportioned third bedroom and a modern bathroom. To the rear of the property there is a garden with both a patio and decking area and a brick built store area. There is also off road parking to the front of the property for a couple of cars. Viewings are available by appointment, please get in touch to book yours.

Entrance hall



Bedroom two 13'4" x 8'4" (4.08 x 2.56)



Lounge 13'4" x 11'10" (4.07 x 3.61)



Bedroom three 10'3" x 6'9" (3.14 x 2.08)



Kitchen diner 17'11" x 8'4" (5.47 x 2.56)



Landing

Bedroom one 13'4" x 10'0" (4.07 x 3.05)



Bathroom 8'4" x 6'7" (2.56 x 2.02)

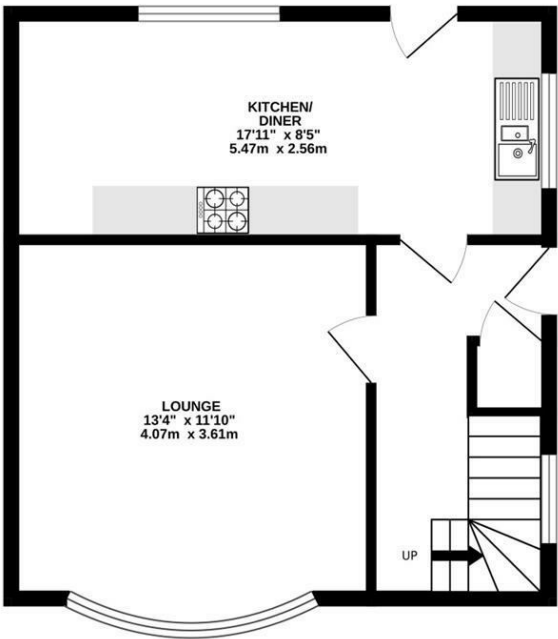


Outside

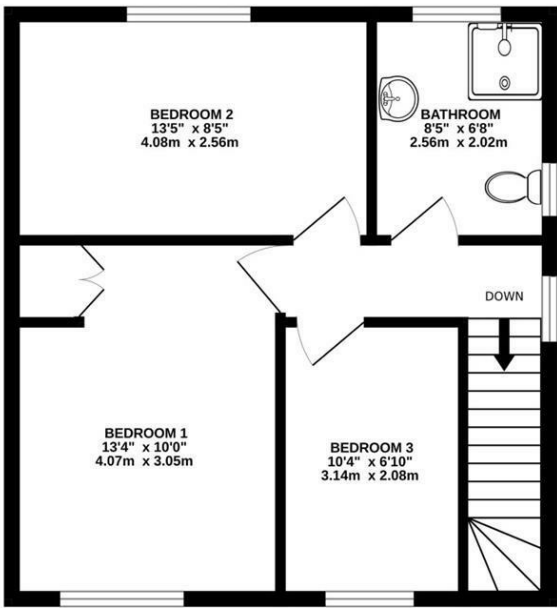


Floor Plan

GROUND FLOOR
443 sq.ft. (41.2 sq.m.) approx.



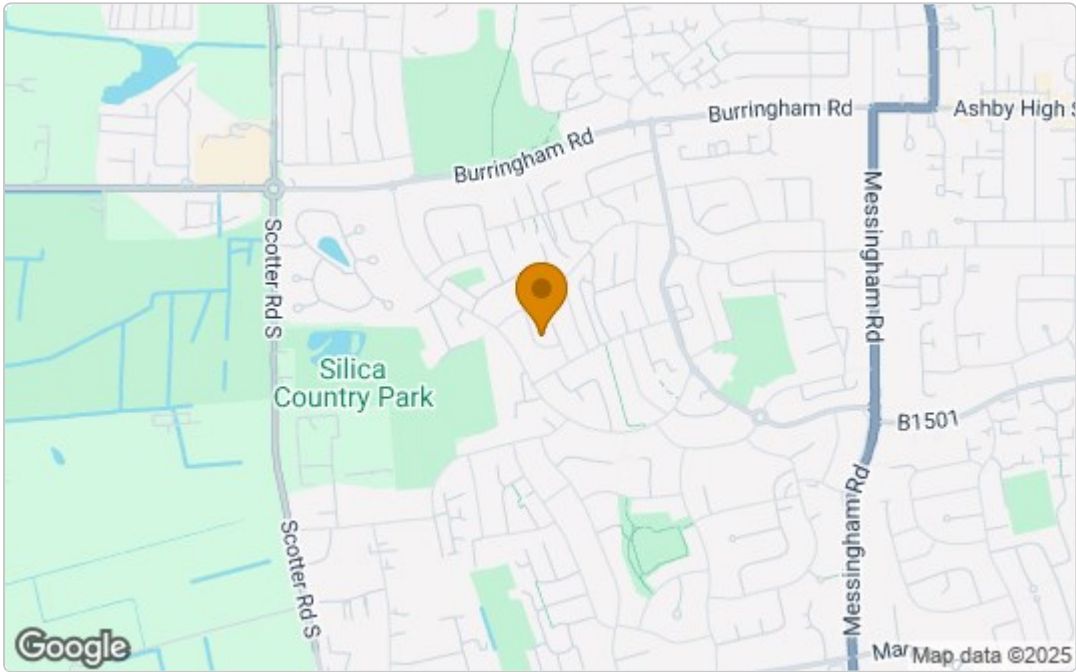
1ST FLOOR
436 sq.ft. (40.5 sq.m.) approx.



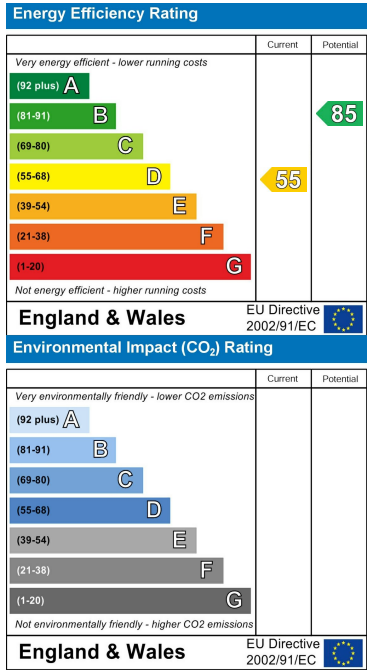
TOTAL FLOOR AREA: 879 sq.ft. (81.7 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is 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



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