



20 Lloyds Avenue, Scunthorpe, DN17 1BX

£249,950

Extended three bed semi with a self contained one bedroom annex to the back. This is a lot of space in a great location, the house itself has been really well maintained with a clean neutral finish, modern bathroom, utility, downstairs w.c. and the kind of open plan living kitchen we all want. Then at the back we have the brilliant additional annex, whether for family to live with you or to alter and use as an extra hobbies space or studio, it's a fantastic addition and very well executed.

In brief, the house has a hall, lounge, open plan kitchen diner, utility, downstairs w.c., three first floor bedrooms, family bathroom, annex with a living kitchen, bedroom and shower room, a secure garden, parking at the front. All with no chain.

Viewings are available by appointment, please contact us to book.

Entrance



Bedroom two 11'11" x 11'2" (3.65 x 3.42)



Lounge 11'11" x 10'8" (3.65 x 3.27)



Bedroom three 7'10" x 7'2" (2.40 x 2.20)

Bathroom 7'2" x 6'5" (2.20 x 1.96)

Kitchen dining room 19'7" x 19'2" (5.97 x 5.85)



Utility 7'2" x 4'5" (2.20 x 1.35)

W.C. 7'2" x 3'7" (2.20 x 1.10)

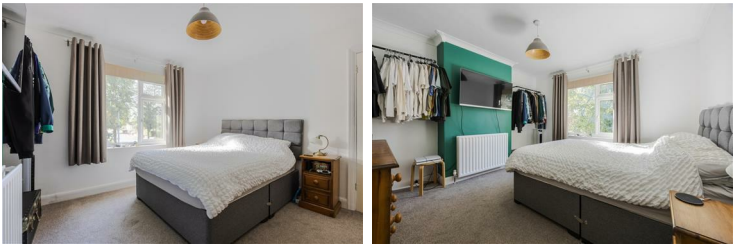
Landing



Annex



Bedroom one 11'11" x 11'8" (3.65 x 3.56)



Annex - Kitchen/living room 15'7" x 11'1" (4.75 x 3.40)



Annex - Bedroom 11'1" x 7'7" (3.40 x 2.33)



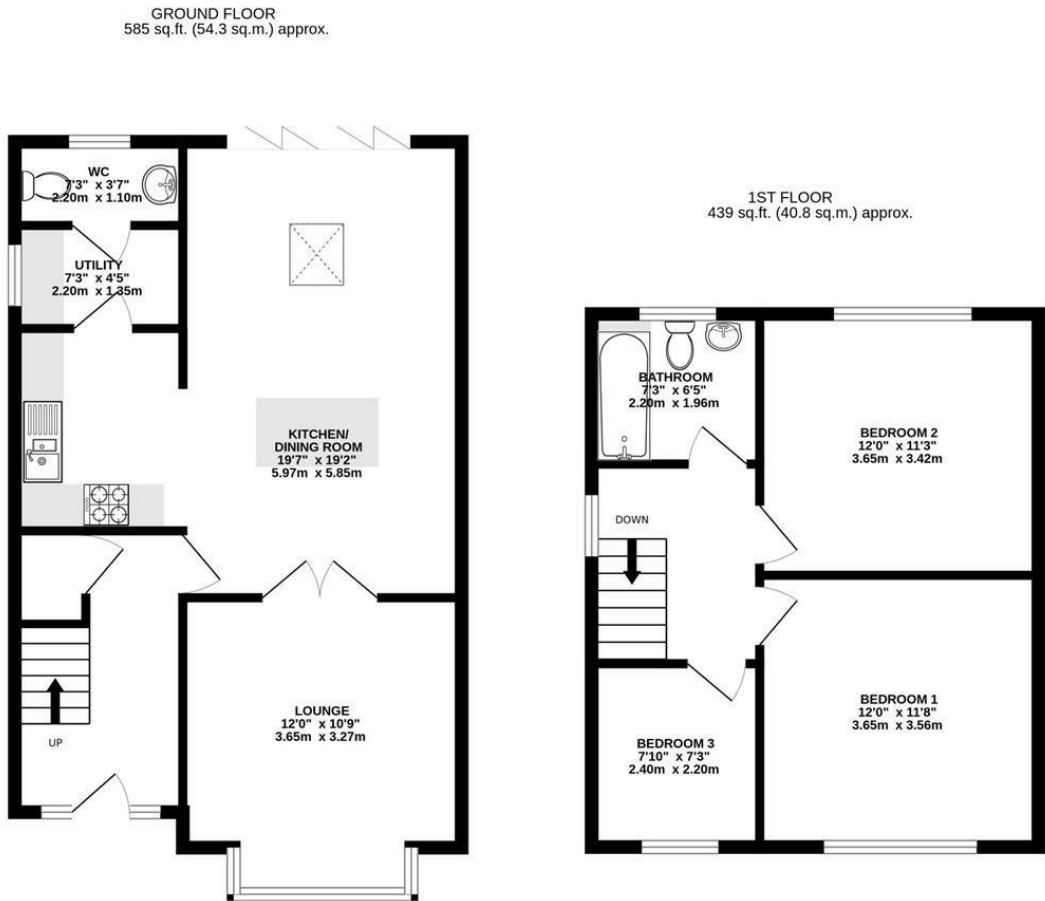
Annex - Shower room 6'5" x 6'2" (1.98 x 1.90)



Garden



Floor Plan



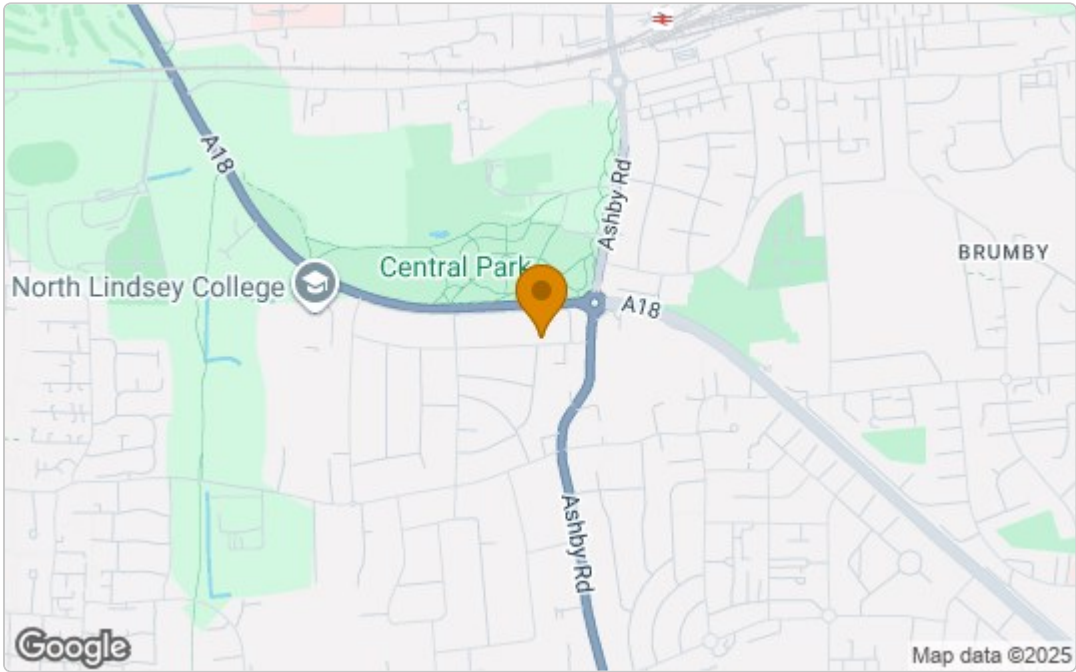
TOTAL FLOOR AREA : 1024 sq.ft. (95.1 sq.m.) approx.

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.

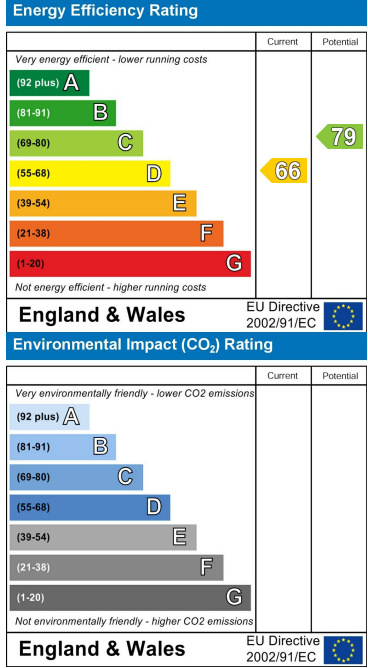
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Area Map



Energy Efficiency Graph



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