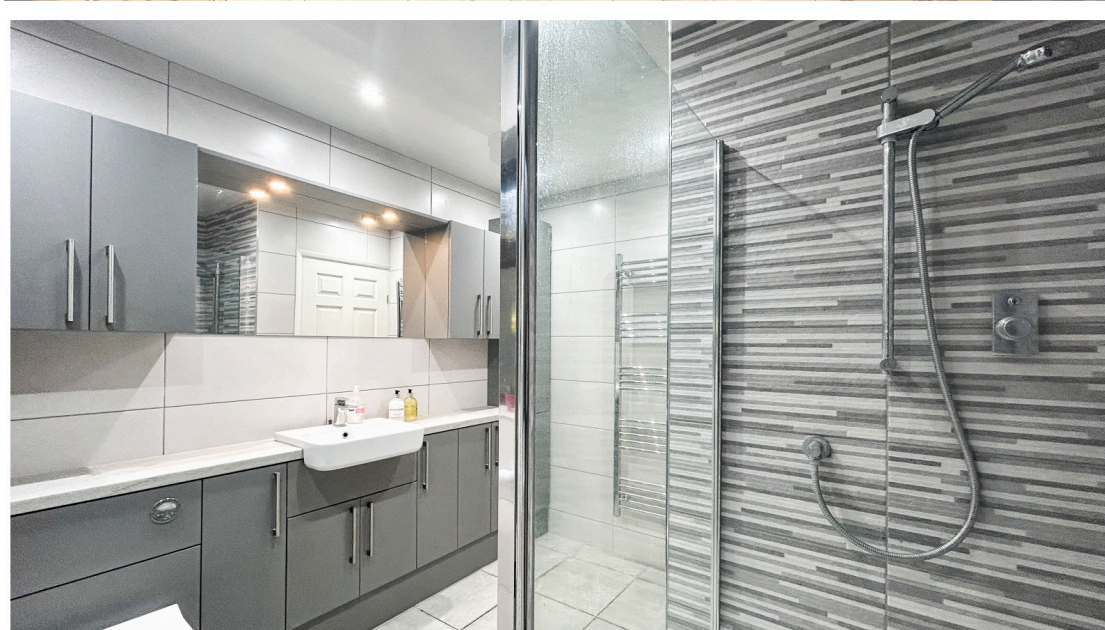




 **2**
Bedrooms

 **1**
Bathroom



*** NO FORWARD CHAIN ***

This charming two-bedroom detached bungalow is located in the peaceful cul-de-sac of Rosedale, offering great kerb appeal with its double bay-fronted design. The property features a spacious layout, modern finishes, and ample storage, making it move-in ready.

The generous kitchen includes built-in white goods, and the sunroom to the rear is perfect for year-round enjoyment. Both double bedrooms offer built-in storage, and the modern shower room boasts an enlarged walk-in shower and vanity unit with ample storage.

The property sits on a good-sized plot with off-road parking and a detached garage, plus a low-maintenance front and rear garden. No onward chain, walking distance to the nature reserve, and close to local amenities.

Nestled in the quiet cul-de-sac location of Rosedale, Yaddlethorpe, this charming two double-bedroom detached bungalow offers fantastic kerb appeal with its double bay-fronted design. The property sits on a generous plot, providing ample off-road parking and a rear-set detached garage for added convenience. The low-maintenance front aspect boasts a mix of block-paved driveway space and artificial lawn, with potted and bedded borders enhancing its attractive exterior.

The rear elevation is equally well-proportioned, offering a blend of lawn and patio space—ideal for outdoor relaxation. Internally, the bungalow offers a generous layout with ample living space and storage throughout, well-presented with modern features, making it ready to move into.

Upon entering the property, the spacious entrance incorporates an integral porch, leading into a large hallway with two built-in storage cupboards for additional convenience. The living area is partially open-plan to the rear dining space, creating a great flow for day-to-day living and entertaining. The kitchen is well-equipped with space for an upright fridge/freezer and built-in white goods, including a dishwasher, two ovens, a gas hob, and an extractor. Ambient lighting highlights the fully fitted wall and base units, providing ample storage space. The sunroom is thoughtfully situated at the rear of the kitchen, offering a solid roof for warmth in winter and cooler temperatures in summer. It also features inset spotlights and mains heating for year-round comfort. Both bedrooms are doubles, featuring built-in storage for a clutter-free environment. The modern shower room includes an enlarged walk-in shower, as well as a back-to-wall basin and toilet combination vanity with ample storage. The vanity features ambient lighting, adding a touch of elegance to this practical space.

Externally, the property enjoys privacy and tranquillity, with the added benefit of being within walking distance to the local nature reserve. Local conveniences and amenities are just a short drive away.

This property offers a fantastic opportunity for those seeking a well-presented, low-maintenance bungalow in a peaceful location, ready to move into.

Available for purchase with no forward chain!

Contact us today to arrange a viewing!

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Lounge 4.71m x 3.93m

A bay-fronted lounge featuring carpet flooring, a coal-effect fireplace, a leaded double-glazed bay window to the front aspect, a radiator, and a ceiling light. The space flows seamlessly into the rear dining area with open-plan access.

Dining Room 3.19m x 3.03m

A well-proportioned rear dining space with internal door access to the kitchen, carpet flooring, a radiator, a rear-aspect leaded double-glazed window, and a ceiling light.

Kitchen 3.69m x 3.12m

A spacious fitted kitchen featuring wood-fronted wall and base units, an inset space for a freestanding upright fridge/freezer, space for additional freestanding white goods and plumbing for washer, two built-in ovens, a gas hob with an extractor over, a built-in Whirlpool dishwasher, a composite sink and drainer, and under-counter mains-fed ambient lighting. The kitchen also includes a concealed combi-boiler, tiled flooring, partial tiled walls in water-sensitive areas, a rear-aspect window overlooking the sunroom, and a single external door for access to the sunroom. Additional features include a radiator and spot lighting to the ceiling.

Sunroom 3.64m x 2.71m

A spacious sunroom at the rear of the kitchen, featuring a solid roof with inset spot lighting, full uPVC dark wood-effect framing with double glazing, and external doors to the side and rear. The room is finished with tiled flooring, a radiator, and additional wall lighting for enhanced comfort and ambiance.

Shower Room *2.80m x 2.64m*

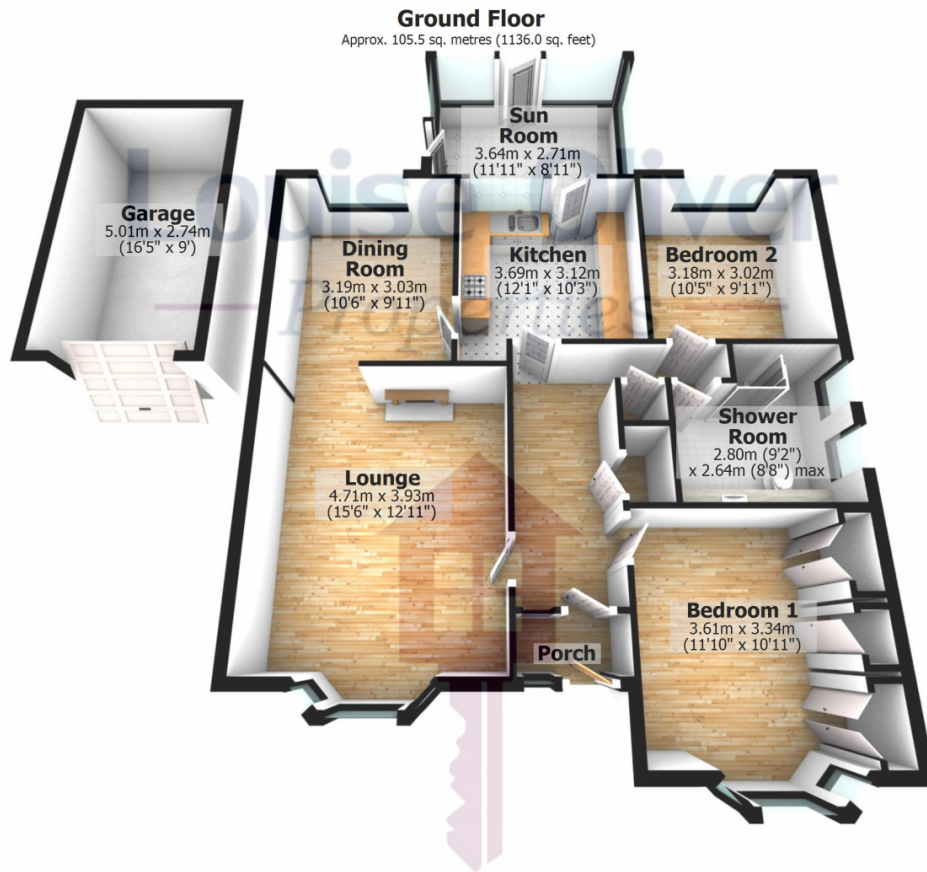
A modern shower room featuring a combination basin and toilet with concealed waste, housed in a vanity unit with inset ambient-lit vanity mirror and multiple storage points set into high-gloss, soft-close units. The marble vanity counter adds a touch of elegance. The room is finished with tiled flooring and walls, and includes an enlarged walk-in shower enclosure with an ambient-fed shower unit, wall-mounted shower seating, a spotlight over the shower, and a shallow shower tray for ease of access, complete with additional handrails for safety. A side-aspect leaded double-glazed window provides natural light, while two ladder-style towel radiators offer warmth. The room also includes an extractor unit and spot lighting to the ceiling.

Bedroom One *3.61m x 3.34m*

A double bedroom to the front aspect featuring a bay-fronted leaded window, carpet flooring, a radiator, built-in wardrobes, and a ceiling light.


Bedroom Two *3.18m x 3.02m*

The second double bedroom features carpet flooring, a radiator, a rear-aspect leaded double-glazed window, a built-in four-door wardrobe, and a ceiling light.



Total area: approx. 105.5 sq. metres (1136.0 sq. feet)

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D	67	81
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC 

Address: Rosedale, DN17

