



49 Gleneagles Drive,
Skegness, PE25 1DR



£195,000

- NO CHAIN
- SPACIOUS 3 BEDROOM BUNGALOW
- POPULAR RESIDENTIAL AREA
- KITCHEN, UTILITY ROOM
- LOUNGE, STUDY/HOBBY ROOM
- CONSERVATORY
- GAS CENTRAL HEATING
- LOW MAINTENANCE GARDENS
- EPC RATING C



NO CHAIN. A spacious 3 Bedroom semi detached bungalow in this very popular residential area to the north of Skegness and convenient for North Shore Golf Course and the Beach. With Entrance Hall, Kitchen, Utility Room, Lounge, Study/Hobby Room, Conservatory and Bathroom. Gas central heating, low maintenance front and rear gardens, block paved driveway. EPC Rating C

ACCOMMODATION

ENTRANCE HALL

With built in cupboard and gas and electric meters, access to loft space, 2 radiators.

KITCHEN 3.2m x 2.65m (10.5ft x 8.7ft)

Fitted with a range of base and wall units, worksurfaces with tiled splashbacks, sink unit with mixer tap over, built in oven with electric hob and cooker hood above, space for washing machine, space for fridge freezer, wall mounted gas central heating boiler, pvc window to the front elevation.



UTILITY / W.C 1.98m x 1.93m (6.5ft x 6.3ft)

With obscure pvc window, WC, wash basin, base and units with worksurfaces over, part tiled walls.

LIVING ROOM 4.69m x 3.22m (15.4ft x 10.6ft)

With pvc bow window to the front elevation, recessed fireplace with inset electric fire.

BEDROOM 3 3.69m x 2.14m (12.1ft x 7ft)

With pvc window to the front elevation, radiator.

BATHROOM 2.16m x 2.42m (7.1ft x 7.9ft)

With panelled bath, WC, pedestal wash basin, corner shower enclosure with Mira shower, heated towel radiator, tiled walls, obscure pvc window to the side elevation.

BEDROOM 1 3.3m x 3.8m (10.8ft x 12.5ft)

With radiator, pvc french doors to the rear garden.

BEDROOM 2 3.17m x 2.7m (10.4ft x 8.9ft)

With pvc window to the Conservatory, radiator, fitted wardrobes.

STUDY / HOBBY ROOM 2.21m x 3.24m (7.3ft x 10.6ft)

With radiator, pvc sliding patio doors to the:-

CONSERVATORY 6.41m x 2.34m (21ft x 7.7ft)

Of pvc construction with solid ceiling, and pvc double doors opening onto the garden, radiator.

OUTSIDE

The front garden is slate chipped for lower maintenance with a block paved drive.

The rear garden is also block paved for lower maintenance with a decked seating area.

TENURE

Freehold.

SERVICES

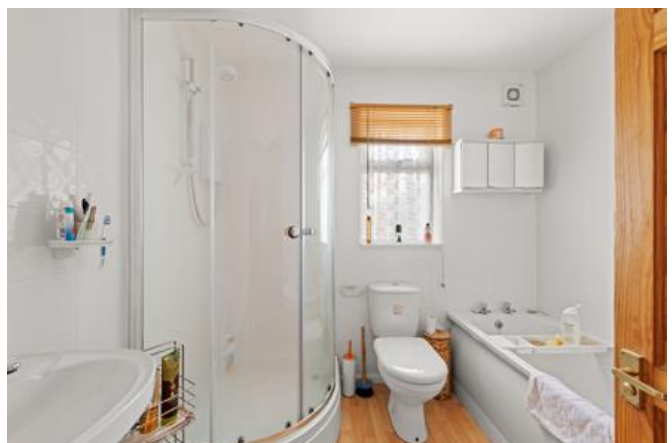
The agents have not inspected or tested any of the services or service installations and purchasers should rely on their own survey.

VIEWING

By prior appointment with Newton Fallowell office in Skegness and accompanied by their personnel.

COUNCIL TAX

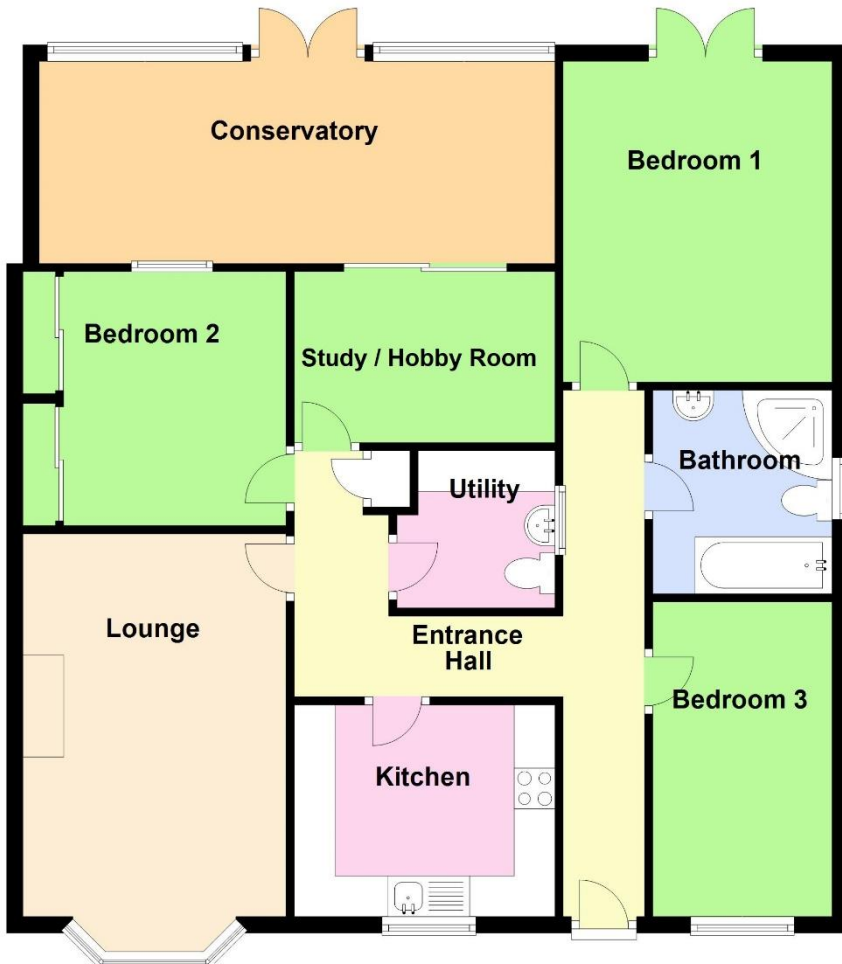
Charging Authority – East Lindsey District Council
Band B - 2022/23 - £1604.55





Ground Floor

Approx. 103.9 sq. metres (1118.0 sq. feet)



Total area: approx. 103.9 sq. metres (1118.0 sq. feet)



Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C	69 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



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