



20 Davos Way, Skegness,
Lincs, PE25 1EL



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2

£240,000

- NO CHAIN
- WELL PRESENTED & EXTENDED
- 3 DOUBLE BEDROOMS
- 22' LOUNGE
- KITCHEN & DINING ROOM
- AMPLE PARKING
- GARAGE / STORE WITH W.C
- LOWER MAINTENANCE REAR GARDEN
- FREEHOLD
- EPC RATING D



NO CHAIN. A well presented extended 3 Bedroom Detached Bungalow in the popular "Beacon Park" area of Skegness convenient for Schools, doctors and local shops. The accommodation comprises Entrance Hall, 22' Lounge, Kitchen open with a Dining Room, rear Porch, 3 double Bedrooms and a Bathroom. To the front is a block paved and concreted drive providing ample parking, a lower maintenance garden to the rear and Garage/Store with W.C. The property benefits from gas central heating and pvc double glazing. EPC Rating D

ACCOMMODATION

Entrance is on the side elevation via a pvc door opening to the:-

ENTRANCE HALL

With radiator, built in cupboard, access to boarded roof space with pull down ladder, wood effect flooring,

LOUNGE

6.79m x 3.62m (22'4" x 11'11")

With pvc window to the front elevation, 2 radiators, wooden fireplace surround with inset electric fire.

KITCHEN

3.6m x 3.22m (11'10" x 10'7")

Fitted with a range of base units with worksurfaces over, wall units with deep cornice and inset spotlights, 1 1/2 bowl sink unit with mixer tap over, integrated fridge and freezer, built in oven with 4 ring gas hob and cooker hood above, plumbing for washing machine and dishwasher, breakfast bar with seating for 4 and being open with the:-





DINING ROOM

3.83m x 3.6m (12'7" x 11'10")

With tiled floor, radiator, high level pvc window to the side elevation, pvc window and door to the rear elevation, exposed brick walls, wall mounted T.V aerial point.

REAR PORCH

With a pvc window and door to the rear garden.

BEDROOM 1

3.08m x 2.56m (10'1" x 8'5")

With pvc window to the side elevation, built in sliding doored wardrobes to one wall, radiator.

BEDROOM 2

3.09m x 2.76m (10'1" x 9'1")

With pvc window to the front elevation, built in sliding doored wardrobes to one wall, radiator.

BEDROOM 3

3.95m x 2.49m (13'0" x 8'2")

With pvc window to the rear elevation, radiator, built in wardrobes.

BATHROOM

1.97m x 1.69m (6'6" x 5'6")

Fitted with a corner bath with direct shower and screen over, W.C, hand basin in a vanity unit, tiled walls and floor, opaque pvc window to the side elevation.

OUTSIDE

The frontage of the property is block paved and concreted to provide ample parking and extends down the side with access to:-

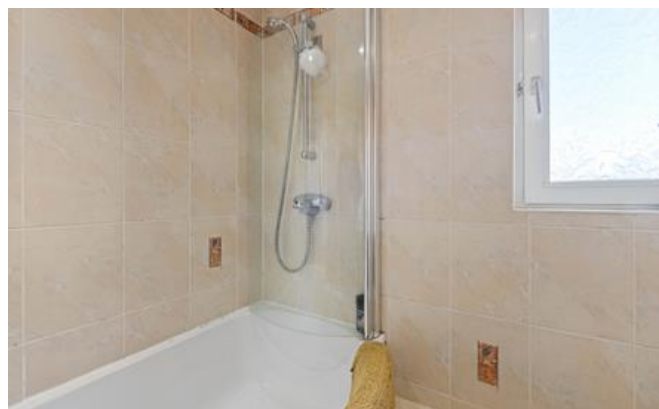
GARAGE / STORE

4.76m x 2.62m (15'7" x 8'7")

With up and over door, W.C and wall mounted gas central heating boiler

The enclosed rear garden is concreted for lower maintenance.





TENURE

Freehold.

SERVICES

The property has mains gas, electricity, water and drainage connected. Heating is via a gas central heating boiler served by radiators.

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.

COUNCIL TAX

Charging Authority – East Lindsey District Council
Band C - 2024/25 - £1,923.56

AGENTS NOTES

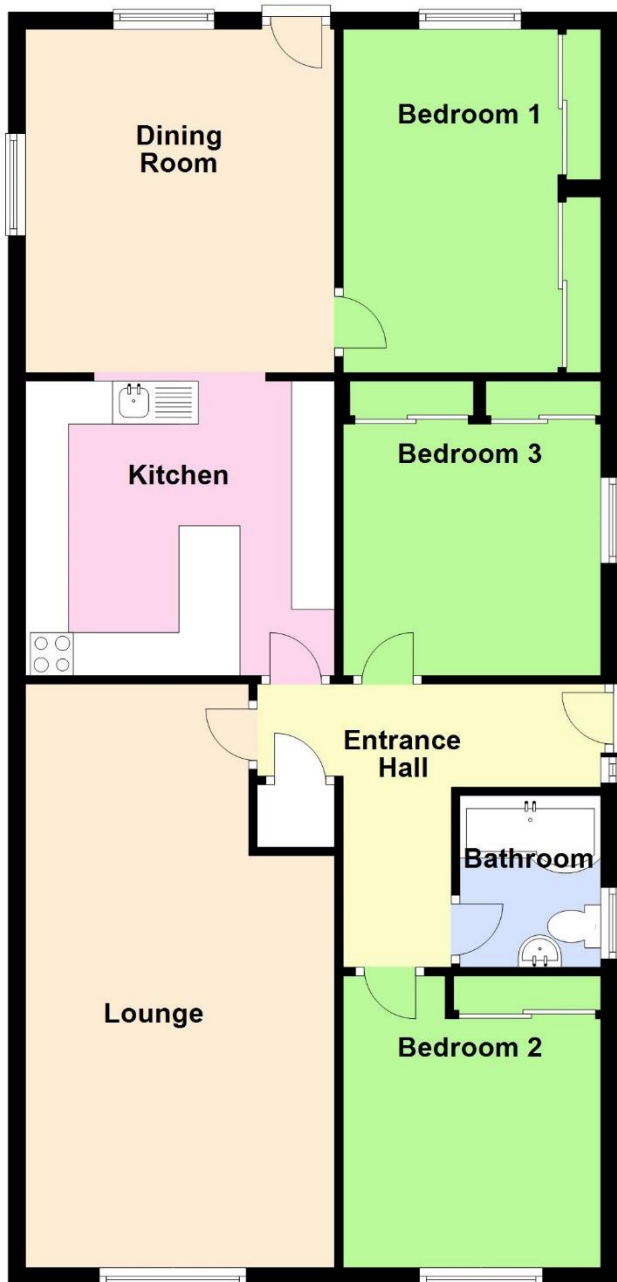
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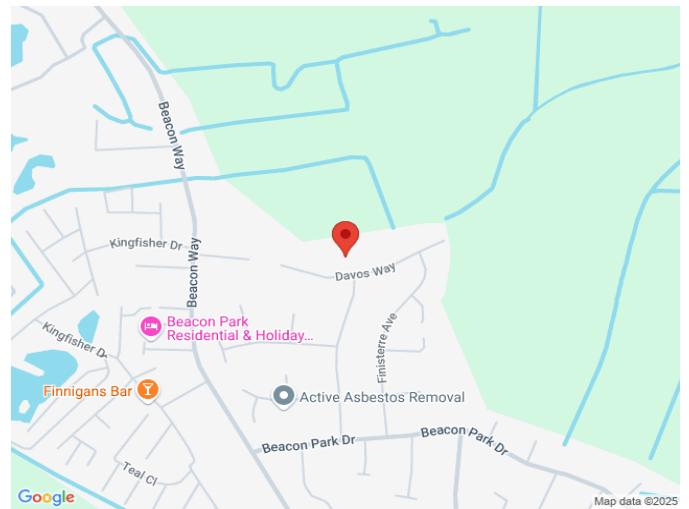


Ground Floor

Approx. 96.7 sq. metres (1040.7 sq. feet)



Total area: approx. 96.7 sq. metres (1040.7 sq. feet)



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



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