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Ivanhoe Road, Scunthorpe



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When it comes to
property it must be


lovelle



£49,950



Rare opportunity to purchase a first floor flat in a popular area, nicely positioned for local amenities in a cul-de-sac location. Considered ideal for first time buyers or investors.

Key Features

- No chain
- Cul-de-sac location
- Ideal investment
- Gas central heating
- Council Tax Band A
- EPC rating D
- Tenure: Leasehold



With its own personal ground floor entrance, outbuildings and garden area the gas centrally heated accommodation comprises hall, landing, kitchen, bathroom, living room and bedroom.

Hall

With double glazed front entrance door and staircase leading off to the accommodation.

Landing

With double glazed window, access to roof space.

Living Room

4.14m x 3.63m With double glazed window to the rear, gas fire and radiator.

Kitchen

2.84 x 2.24m max With wall and base units, stainless steel sink and drainer, cooker hood, plumbing for washing machine, utility cupboard and double glazed window to the front.

Bedroom

3.40m x 3.20m max With double glazed window to the front, radiator, airing cupboard.

Bathroom

Fitted with white suite of bath with mixer taps and shower over, washbasin and WC, frosted double glazed window, part tiled walls, radiator.

Outside

Low maintenance rear garden to the rear and range of outbuildings which haven't been inspected.

Tenure

The property is leasehold.

Services

We have not tested any heating systems, fixtures, appliances or services.

Local Authority

This property falls within the geographical area of North Lincolnshire.

Viewings



| Score | Energy rating | Current | Potent |
|-------|---------------|---------|--------|
| 92+ | A | | |
| 81-91 | B | | |
| 69-80 | C | | |
| 55-68 | D | 65 D | 68 D |
| 39-54 | E | | |
| 21-38 | F | | |
| 1-20 | G | | |

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