



102 GLOVER ROAD SCUNTHORPE, DN17 1AS

£275,000
FREEHOLD

Welcome to this charming detached house located on Glover Road in the lovely town of Scunthorpe. This property boasts three spacious reception rooms, perfect for entertaining guests or simply relaxing with your family. With three large double bedrooms, there is plenty of space for everyone to enjoy a good night's sleep.

The house features a well-maintained bathroom, ensuring your daily routines are comfortable and convenient. Spanning across 1,755 sq ft, this property offers ample room for all your needs and desires.



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DESCRIPTION

Welcome to Glover Road – A Spacious Three-Bedroom Detached Family Home in a Prime Location!

This charming property is situated in a highly convenient location, with easy access to local schools and colleges. As you enter, you're welcomed by a bright porch leading into an inner hallway. The hallway opens up to a generously sized living room with sliding doors that lead into a lean-to conservatory

To the front of the house, there's a stylish and separate dining room, ideal for family meals or formal dinners. Additionally, you'll find an extra sitting room, offering even more living space on the ground floor. Completing the downstairs layout is the well-appointed kitchen.

Heading upstairs, you'll find three double bedrooms, all offering ample space for relaxation and storage. The large family bathroom is another highlight, providing a perfect retreat for the entire household.

Outside, the property boasts plentiful off-street parking for up to six vehicles, along with a fully enclosed front garden. To the rear, there's a spacious and private garden, featuring a two-storey garage for added storage or potential conversion.

This is a fantastic opportunity to make this lovely property your own – a blank canvas to put your stamp on and create the perfect family home

ENTRANCE PORCH

Enjoying a woodgrain effect uPVC double glazed entrance door with inset pattern and leaded glazing, twin front uPVC double glazed windows with inset pattern glazing, tiled flooring and internal hardwood glazed door leads through to:-

INNER HALLWAY

Enjoys a spacious under stairs storage cupboard with an internal original hardwood window with inset pattern and leaded glazing, attractive wooden flooring, wall to ceiling coving, thermostatic control for the central heating, second fitted storage cupboard and a return staircase leading to the first floor accommodation.

STUDY

Enjoying a dual aspect with a front projecting uPVC double glazed bay window with patterned top light, side uPVC double glazed window, feature live flame coal effect gas fire with marble hearth, backing and pine surround and projecting mantle, attractive floor boards and wall to ceiling coving.

LIVING ROOM

Enjoying internal uPVC double glazed sliding door with adjoining broad side lights and top light leading through to rear sun room with matching internal uPVC double glazed windows, feature gas fire with marble hearth, backing and wooden surround and mantle, attractive wooden flooring and wall to ceiling coving.

SUN ROOM

Enjoying side and rear uPVC double glazed entrance doors, surrounding matching windows and access through to the driveway and garden.

DINING ROOM

Enjoying a front projecting uPVC double glazed window, attractive wall to ceiling coving and gas fire.

SIDE ENTRANCE

Enjoys a side uPVC double glazed entrance door with inset pattern glazing, tiled flooring and door through to:-

DOWNSTAIRS WC

Enjoys a low flush WC in white, side uPVC double glazed



window and a wall mounted Worcester gas fired central heating boiler.

KITCHEN

Enjoying an internal uPVC double glazed window onlooking the sun room. The kitchen enjoys an extensive range of modern contrasting low level units, drawer units and wall units with brushed aluminum style pull handles, integral appliances and a patterned rolled edge working top surface with matching splash back, incorporates a single stainless steel sink unit with drainer to the side and block mixer tap, built in 4-ring gas hob with double oven beneath and overhead canopied extractor and cushioned flooring, wall mounted programmer for the central heating and inset modern ceiling spotlights.

FIRST FLOOR LANDING

Enjoys a front uPVC double glazed window with arched top light and loft access.

STORAGE CUPBOARD

Enjoying a front uPVC double glazed window and fitted shelving.

BEDROOM ONE

Enjoying a dual aspect with a front projecting uPVC double glazed window and side uPVC double glazed window.

BEDROOM TWO

Enjoying a front projecting uPVC double glazed window, corner fitted wash hand basin with tiled splash back.

BEDROOM THREE

Enjoying a dual aspect with rear and side uPVC double glazed windows.

FAMILY BATHROOM

Enjoying a rear uPVC double glazed window with inset patterned glazing, fitted airing cupboard with cylinder tank and shelving and enjoying a suite in white comprising a panelled bath, large walk in shower cubicle with overhead mains shower and glazed surround, vanity wash hand basin set within extensive furniture with matching top storage cupboard, mirror and downlighting, part tiling to walls and inset ceiling spotlights.

UPSTAIRS WC

Enjoys a side uPVC double glazed window with inset pattern glazing and low flush WC in white.

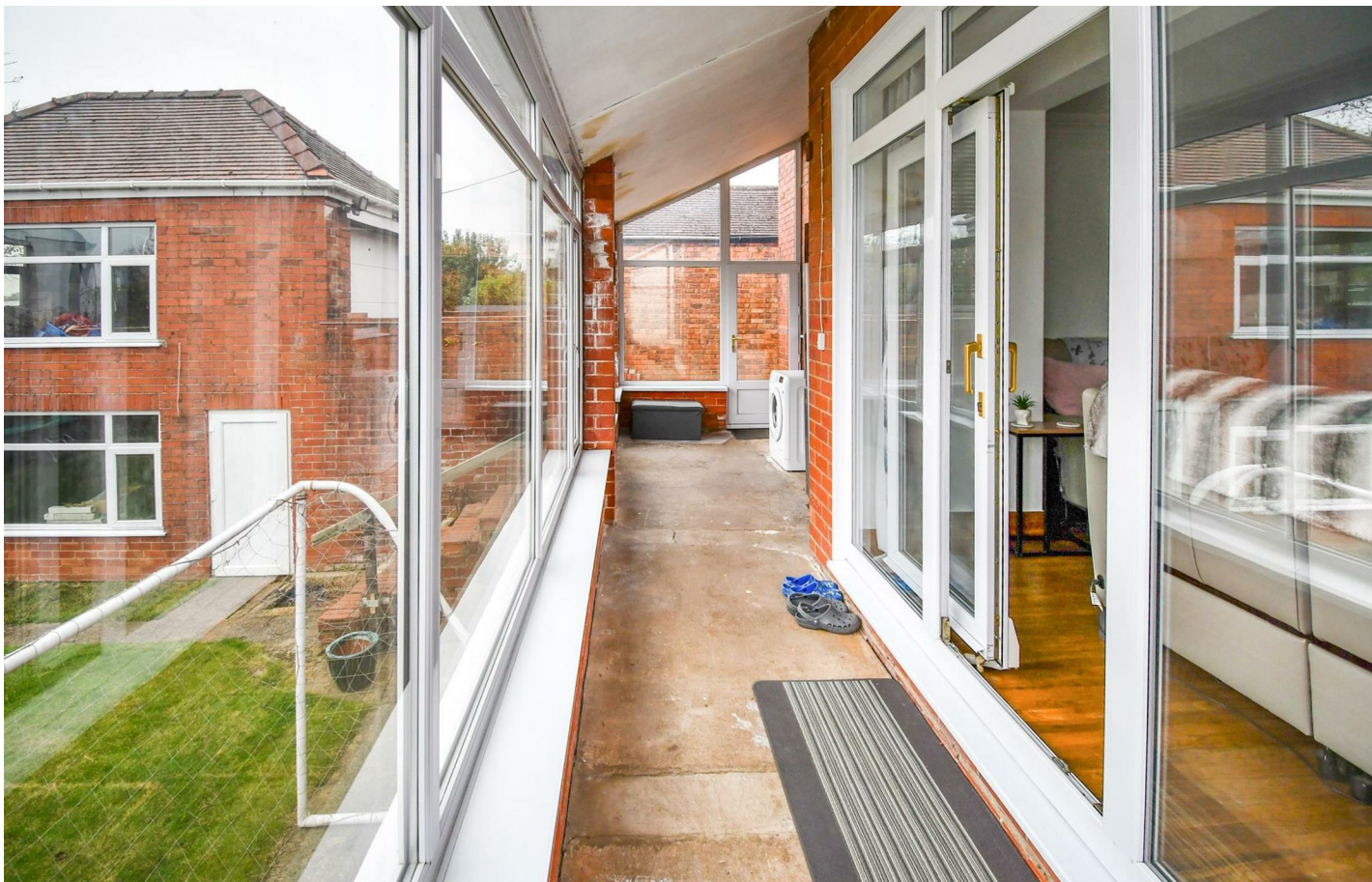
EXTERNALLY

The property sits within extensive gardens being set well back from the road and entered between a walled front boundary and onto an extensive block laid driveway with circular pebbled border providing a turning circle and adjoining lawned and shrubbed gardens. Access to the side leads to detached garaging and the rear enjoys an excellent degree of privacy, westerly facing aspect and being principally laid to lawn. The property enjoys the benefit of a two storey detached garage with double opening front entry doors allowing car access, side window and with there being an underneath workshop.

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ADDITIONAL INFORMATION

Local Authority –
Council Tax – Band D
Viewings – By Appointment Only
Floor Area – 1754.53 sq ft
Tenure – Freehold

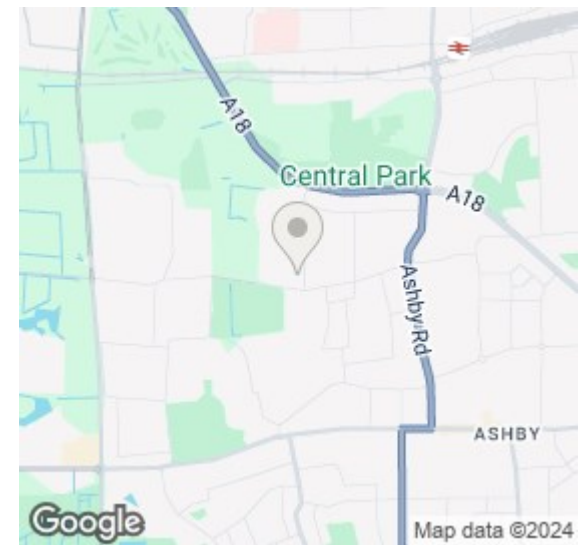




Approx. Gross Internal Floor Area 1922 sq. ft / 178.70 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	55	74
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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