



## 8 WILLOWMEAD CLOSE

SCUNTHORPE, DN15 8US

**£320,000**  
**FREEHOLD**

Welcome to this wonderful detached family home, nestled on Willowmead Close in the sought-after Skippingdale area of Scunthorpe. This spacious property boasts a generous double garage and ample off-road parking.



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## DESCRIPTION

Upon entering, you are welcomed into a bright and airy hallway leading to a beautifully proportioned, dual-aspect lounge featuring a charming log-burning stove—perfect for cozy evenings. Across the hall, a separate snug offers versatility and could be used as a formal dining room. The well-appointed kitchen breakfast room provides an ideal space for everyday family meals.

The rear gardens have been thoughtfully landscaped, featuring a lush lawn and a large patio area enhanced by stylish inset mood lighting—perfect for outdoor entertaining.

Upstairs, the first floor hosts the master bedroom along with additional well-sized bedrooms, all served by a modern family bathroom.

This fantastic home is perfect for families seeking space, comfort, and convenience.

## ENTRANCE HALLWAY

Via uPVC door into hallway with light to ceiling, stairs to first floor, radiator and storage cupboard

## WC

Light to ceiling, vanity housed hand wash basin, concealed cistern and chrome towel heater

## LIVING ROOM

Light and coving to ceiling, uPVC double glazed window to front aspect and French doors to rear garden, feature log burning stove with oak mantel and radiator

## DINING ROOM/SNUG

Light and coving to ceiling, uPVC double glazed window to front aspect and radiator

## KITCHEN BREAKFAST ROOM

Light to ceiling, uPVC double glazed window and door to rear aspect, range of grey wall and base units with laminate worktops, one and half drainer sink unit, space and plumbing for a washing machine and tumble drier

## 1ST FLOOR LANDING

Light and loft hatch access to ceiling, uPVC double glazed window and access to the bedrooms and bathroom

## BEDROOM ONE

Spotlights to ceiling, uPVC double glazed window to rear aspect and radiator

## EN-SUITE

The sellers are in the process of fitting a full new en-suite shower room which will be complete by end of April

## BEDROOM TWO

Light to ceiling, uPVC double glazed window, two built in double wardrobes and radiator

## BEDROOM THREE

Currently being used as a dressing room with light to ceiling, uPVC double glazed window to front aspect and radiator

## BEDROOM FOUR

Light to ceiling, uPVC double glazed window to rear aspect and radiator

## FAMILY BATHROOM

Light to ceiling, uPVC double glazed window, low flush WC, hand wash basin and panelled bath

## EXTERNAL

The rear garden boasts a newly laid patio with inset mood lighting, fully enclosed by timber fencing for

privacy. A neatly laid lawn section adds to the outdoor appeal. A side gate provides access to the garage, which features a commercial-style electric steel roller shutter door and off-street parking.

For added security, the property includes CCTV coverage. At the front, a well-maintained privet hedge enhances privacy, while the vendors have thoughtfully created a charming walkway leading from the front to the back. Additionally, the front garden has been recently topsoiled and seeded, ensuring a fresh, green space for the future owner.

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### ADDITIONAL INFORMATION

**Local Authority –**

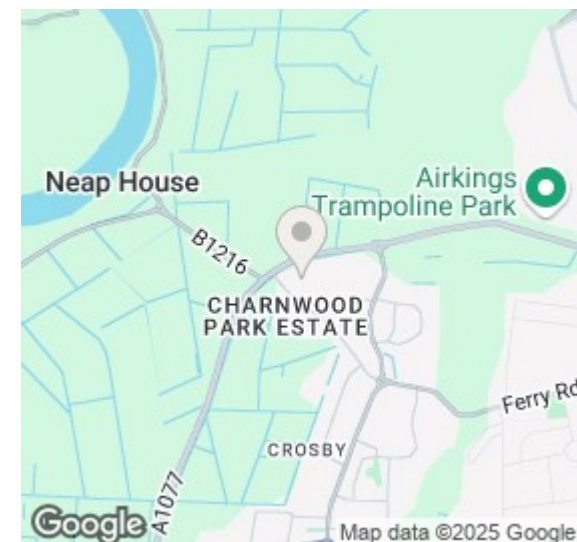
**Council Tax – Band D**

**Viewings – By Appointment Only**

**Floor Area – 1507.00 sq ft**

**Tenure – Freehold**





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
	75	85
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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