

66 FULBECK ROAD

SCUNTHORPE, DN16 2LJ

£178,000
FREEHOLD

This beautifully restored and immaculately presented three-bedroom semi-detached property is not one to be missed. Located in the ever-popular Ashby area of Scunthorpe, this home has been thoughtfully modernised to create a bright, airy, and contemporary living space throughout



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DESCRIPTION

A Fantastic Opportunity for First-Time Buyers or Young Families – Stunning Three-Bedroom Semi-Detached Home on Fulbeck Road, Scunthorpe .

Step into the stylish entrance hall and you're welcomed by a cosy yet modern living room, complete with a newly fitted log-burning stove – perfect for those cosy evenings in. The open-plan layout flows seamlessly into a sleek kitchen, leading into a formal dining area and then through to a large sunroom. This versatile space is currently being used as a second living area, offering flexible family living.

Downstairs also benefits from a convenient WC combined with a utility space.

Upstairs, you'll find two generous double bedrooms – both featuring built-in wardrobes and modern finishes – and a third bedroom, currently being used as a dressing room. The contemporary family bathroom is both spacious and stylish.

Outside, the well-maintained rear garden offers a fantastic entertaining space with a good degree of privacy – ideal for summer evenings or family gatherings.

With great local schools nearby and a prime location, this is an ideal home for growing families or first-time buyers looking for something truly special.

Don't miss out – early viewing is highly recommended!

ENTRANCE HALLWAY

Accessed through a uPVC double with stairs to the first floor and a radiator.

LIVING ROOM

With a uPVC double glazed bay window with plantation

shutters to front aspect, radiator and a log burning stove.

KITCHEN / DINER

Kitchen with 2 x uPVC double glazed windows to side aspect, range of wall and base units with laminate worktops, composite sink, five gas ring hob with extractor fan, eye level oven and grill, integrated fridge/freezer, pantry pull out larder, storage cupboard leading into:- Dining room with space for a six seater table and a radiator.

SUN ROOM

Accessed from the dining room with uPVC double glazed door to rear aspect and a radiator.

UTILITY / WC ROOM

With an opaque uPVC double glazed window to side aspect, WC, vanity housed hand wash basin, space and plumbing for a washing, dishwasher and dryer.

FIRST FLOOR LANDING

MASTER BEDROOM

With a uPVC double glazed with with plantation shutters to front aspect, radiator and built in wadrobes with sliding doors.

BEDROOM TWO

With a uPVC double glazed window to rear aspect and a radiator.

BEDROOM THREE

With a uPVC double glazed window with plantation shutters to front aspect and a radiator.

FAMILY BATHROOM

With an opaque uPVC double glazed window to side aspect, bath with overhead electric shower, WC, vaniaty housed hand wash basin, chrome towel heater.

EXTERNALLY

The front of the property has a blocked paved driveway providing off street parking for several vehicles, the rear is accessed from the shared driveway to the detached garage with up and over door. The garden is fully enclosed with timber fencing, laid to lawn with a raised patio area for entertaining.

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ADDITIONAL INFORMATION

Local Authority –

Council Tax – Band A

Viewings – By Appointment Only

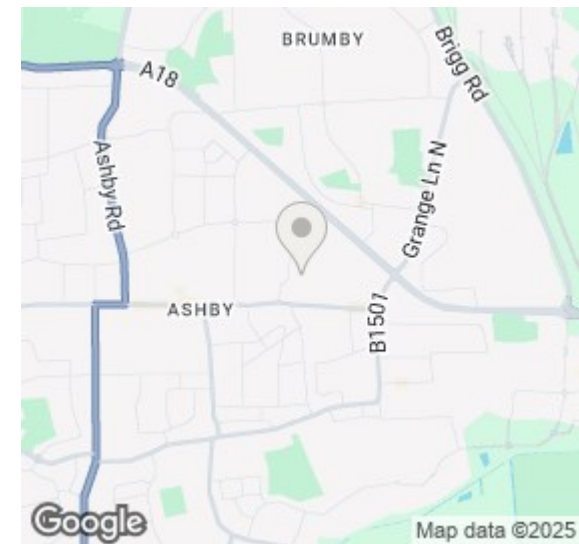
Floor Area – 996.21 sq ft

Tenure – Freehold





Total area: approx. 107.9 sq. metres (1161.4 sq. feet)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		83
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F	67	
(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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