

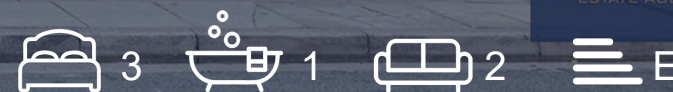


**FARROW**  
ESTATE AGENTS



45 Rutland Street, Grimsby, DN32 7RS

Asking price £45,000





Floor Plan



Area Map



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

26 Abbeygate, Grimsby, DN31 1JY  
Tel: 01472 355864 Email: les@farrowestateagent.co.uk farrowestateagent.co.uk

Accommodation

- Great Investment Opportunity
- Vendor No Chain
- Slight Refurbishment Required
- Perfect First Project
- Gas Central Heating / uPVC Windows
- Short Walk To Local Amenities
- Few Minutes Drive To Cleethorpes Sea Front
- Three Good Sized Bedrooms
- Easy Access To A180 Motorway

Viewing

Please contact our Farrow Estate Agents Office on 01472 355864 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph

