

### Floor Plan



### **Area Map**



#### Accommodation

- Ideal For First Time Buyers / Investors
- Chain Free Vendor
- Recently Refurbished To A Good Standard
- Driveway Parking
- Gas Central Heating & uPVC Windows
- Great Schools Catchment Area
- Short Walk To Diana Princess Of Wales Hospital
- Popular Scartho Location
- Newly Fitted Kitchen With Ample Space For Appliances
- Council Tax Band A

# 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**

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	70	78
(55-68)		
(39-54)		
(21-38)		
(1-20)		
Not energy efficient - higher running costs		1







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