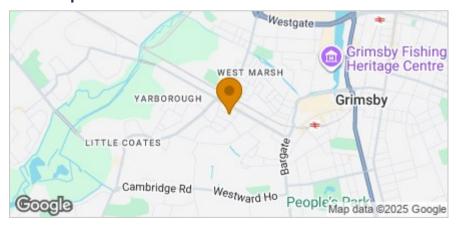


Floor Plan



Area Map



Accommodation

- Perfect First Home / Investment
- Chain Free Vendor
- Renovated To A Good Standard
- Spacious & Modern Kitchen
- Two Large Double Bedrooms
- Great Schools Catchment Area
- Short Walk To Grimsby Town Centre
- Beautiful Gardens
- Gas Central Heating & uPVC Double
 Glazing
- Brand New Carpets

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		83
(69-80) C		00
(55-68)	64	
(39-54)		
(21-38)		
(1-20)	5	
Not energy efficient - higher running costs	_1	







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.