



CROFTS ESTATE AGENTS

PASSIONATE ABOUT PROPERTY

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SALES LETTINGS NEW HOME SALES LAND PROPERTY MANAGEMENT AUCTIONS FINANCIAL ADVICE AND MORTGAGES ENERGY PERFORMANCE PROVIDER



Glebe Road

Cleethorpes
DN35 8DA

Offers in the Region Of
£134,950

Crofts estate agents are delighted to offer to the market this mid terrace property which is located near to Cleethorpes seafront. A great first time buy or investment property, this property has many plus points and comes with viewing highly advised. Nearby there are a wide variety of local amenities, schools, the seafront and many eateries and public houses. Internal viewing will reveal the lounge, dining room, kitchen, two double bedrooms and the bathroom. Externally there are gardens to the front and rear and the property also benefits from uPVC double glazing and gas central heating. PERMIT PARKING FOR RESIDENTS - ** CURRENTLY LET TO A TENANT WISHING TO REMAIN PAYING £550PCM IF ANOTHER INVESTOR WAS TO BUY**

CLEETHORPES: 62 St Peters Avenue, Cleethorpes, DN35 8HP

IMMINGHAM: 21 Kennedy Way, Immingham, DN40 2AB

LOUTH: 3 Market Place, Louth, LN11 9NR

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Entrance Hall

Accessing the property reveals the hall way with a radiator and a carpeted floor.

Lounge

The lounge has a bay window to the front elevation, coving to the ceiling, a radiator. The vendor has informed us the flooring is solid wood.

Dining Room

The dining room has a window to the rear coving to the ceiling, and a radiator. The vendor has informed us the flooring is solid wood.

Kitchen

The kitchen has dual aspect windows to the rear and side elevation, a door to the side, a radiator and a tiled floor. There is also a range of fitted units with a sink and drainer and an electric oven and gas hob with a good space for a dining table and chairs. There is also access to the under stairs cupboard.

First Floor Landing

With a carpeted floor and access to the bedrooms and bathroom.

Bedroom One

Bedroom one has a window to the front elevation, a radiator and a carpeted floor. There is also a wall of fitted wardrobes.

Bedroom Two

Bedroom two has a window to the rear elevation, a radiator and a carpeted floor.

Bathroom

The bathroom has an opaque window to the rear elevation, a radiator and carpet flooring. There is also a FOUR piece white suite a WC, basin, bath and a shower cubicle.

Outside

With a low maintenance front garden. The rear garden has a patio area ideal for alfresco dining, a lawn and is enclosed by perimeter fencing.

Tenure

Believed to be Freehold, awaiting solicitors' formal confirmation. All interested parties are advised to make their own enquiries.

Services

All mains services are understood to be connected, however Crofts have not inspected or tested any of the services or service installations & purchasers should rely on their own survey.

Viewings

Please contact the relevant marketing office, all viewings are strictly by appointment only please.

Council Tax Information

Band A: To confirm council tax banding for this property please view the website www.voa.gov.uk/cti

Free Valuations

We offer a free valuation with no obligation, just call the relevant office or visit www.croftsestateagents.co.uk seven days a week to arrange for your free valuation.

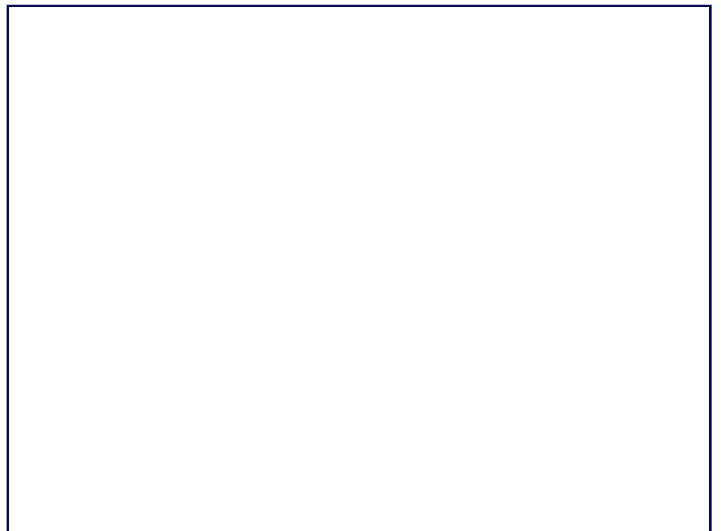
Property Management

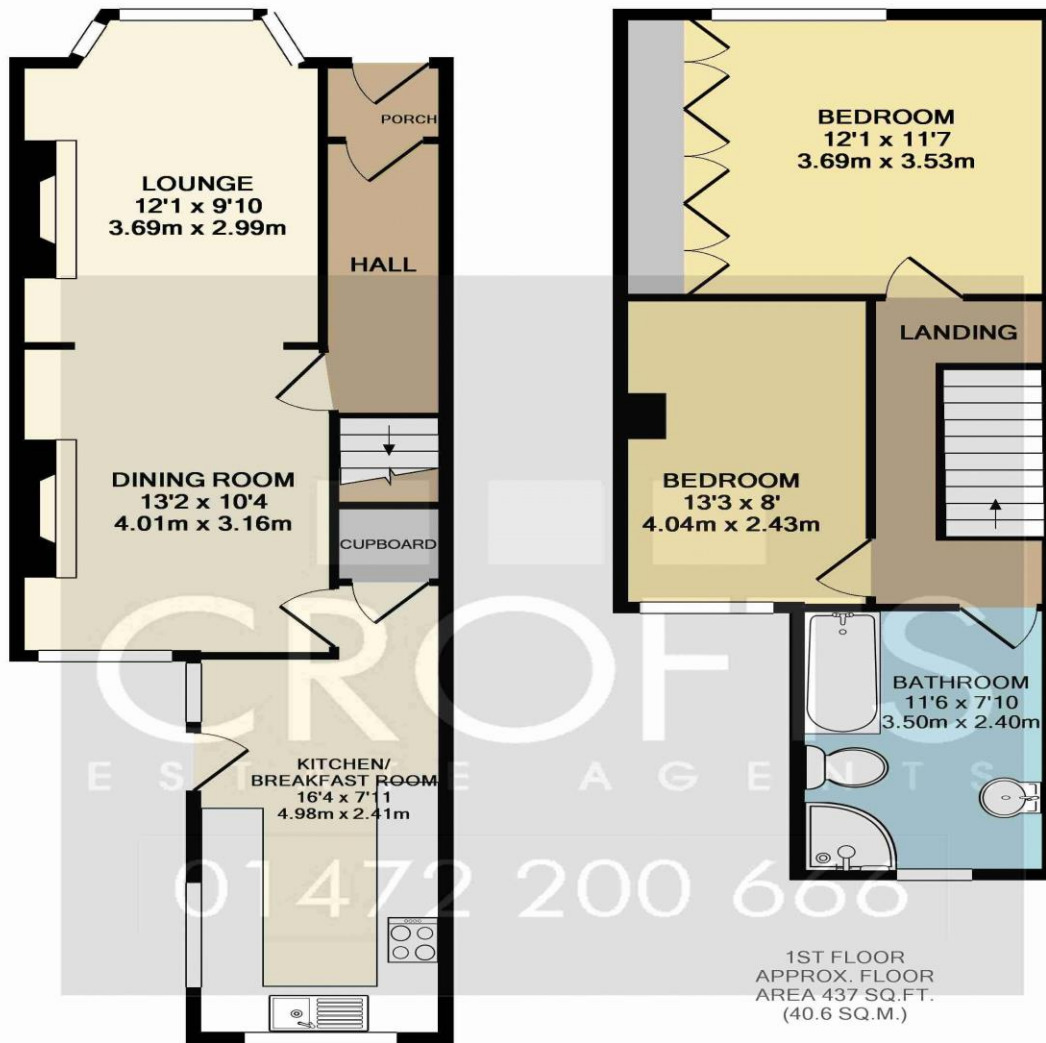
We offer a full property management service, offering full and comprehensive credit and referencing checks detailed photographic inventories and regular property inspections to name just a few of our services.

Mortgage and Financial Advice

With access to the whole of the mortgage markets, Crofts Estate Agents in connection with The Mortgage Advice Bureau will help you find the best mortgage to suit your needs. The Mortgage Advice Bureau will act on your behalf in advising you on mortgages and other financial matters

STATUTORY NOTICE: YOUR HOMES IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT.





GROUND FLOOR
APPROX. FLOOR AREA 492 SQ.FT. (45.8 SQ.M.)

TOTAL APPROX. FLOOR AREA 930 SQ.FT. (86.4 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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