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



Main Road

Humberston Fitties
DN36 4HE

Offers in the Region Of
£119,950

An absolutely stunning example of a chalet bungalow has been created by this properties current owners. This three bedroom detached holiday home has been stripped back to the bone and renovated in true style with no expense spared. Briefly consisting of entrance hall, beautifully crafted open plan kitchen diner lounge with a full array of integral appliances on offer, two double and one single bedrooms and superb shower room which is immaculately presented. Outside the south facing rear gardens have been simplified into a large half covered decking area of over 30m2 with neat lawn to the rear and side with tin shed and off road parking to the side on a graveled gated driveway. Externally the property has also had a face lift to match the interior with smart modern cladded walls and white paint. The plot is completely private and secluded and just a short stroll to the beach!

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Entrance

5' 5" x 2' 11" (1.65m x 0.90m)

A short entrance through wood frosted front door is open arched to the kitchen breakfast area and has grey wood laminate flooring, white decor, Velux style window over and storage cupboard that can be plumber for a washing machine.

Kitchen breakfast

9' 11" x 8' 5" (3.02m x 2.57m)

The kitchen has a generous range of grey/mushroom colour matte finished wall and base units with breakfast bar for to with wood effect work top, splash back returns and one and a half sink drainer over. Integral appliances include electric hob with extractor, oven grill, dishwasher and low level fridge and freezer. The room has grey wood laminate floor, uPVC window to the front, white decor and 9 down lights.

Lounge dining room

12' 8" x 10' 2" (3.86m x 3.10m)

A lovely spacious room with white decor and feature wood media wall, grey wood laminate flooring, uPVC French doors to the garden, Haverland Eco Radiator, eight down lights and electric fire.

Bedroom One

10' 1" x 11' 9" (3.08m x 3.57m)

With white decor, feature wooden wall, grey wood laminate flooring, uPVC French doors to the decking, six down lights, Haveland Eco radiator and two wall lights.

Bedroom Two

9' 9" x 9' 11" (2.98m x 3.01m)

A second double bedroom has same decor of white walls, feature wooden wall, grey wood laminate flooring, six down lights, two wall lights, uPVC window to the front and Haverland Eco radiator.

Bedroom Three

6' 8" x 6' 10" (2.04m x 2.09m)

A single bedroom has uPVC window to the front, grey wood laminate, white walls, Haveland Eco radiator and four down lights.

Shower room

9' 9" x 5' 1" (2.98m x 1.55m)

With large walk in shower with glass screen, vanity sink and WC, grey tile effect splash back boarding and white decor, uPVC frosted window to the front, chrome towel radiator, grey vinyl flooring, five down lights, extractor and loft access.

Rear decking area

9' 7" x 27' 2" (2.92m x 8.27m)

A huge 30 metre plus decking area is has screening to all sides with stepped access to the garden and Pagoda over with part of the Pagoda has clear plastic covering for the rainier days.

Rear garden

A lawn south facing gardn wraps around two sides of the property to tall Laurel hedge to the rear and fencing to the side. There is a slab patio area and metal shed for storage.

Front garden and driveway

The front has lawn to metal gates leading to gravel driveway with parking for one car.

Note

*Sold as seen for the right price * Eco Electric reliant radiators throughout

Tenure

Leasehold, 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

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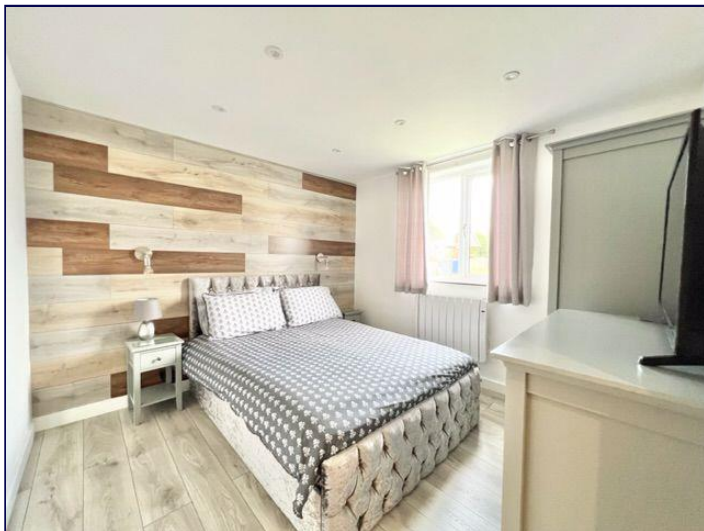
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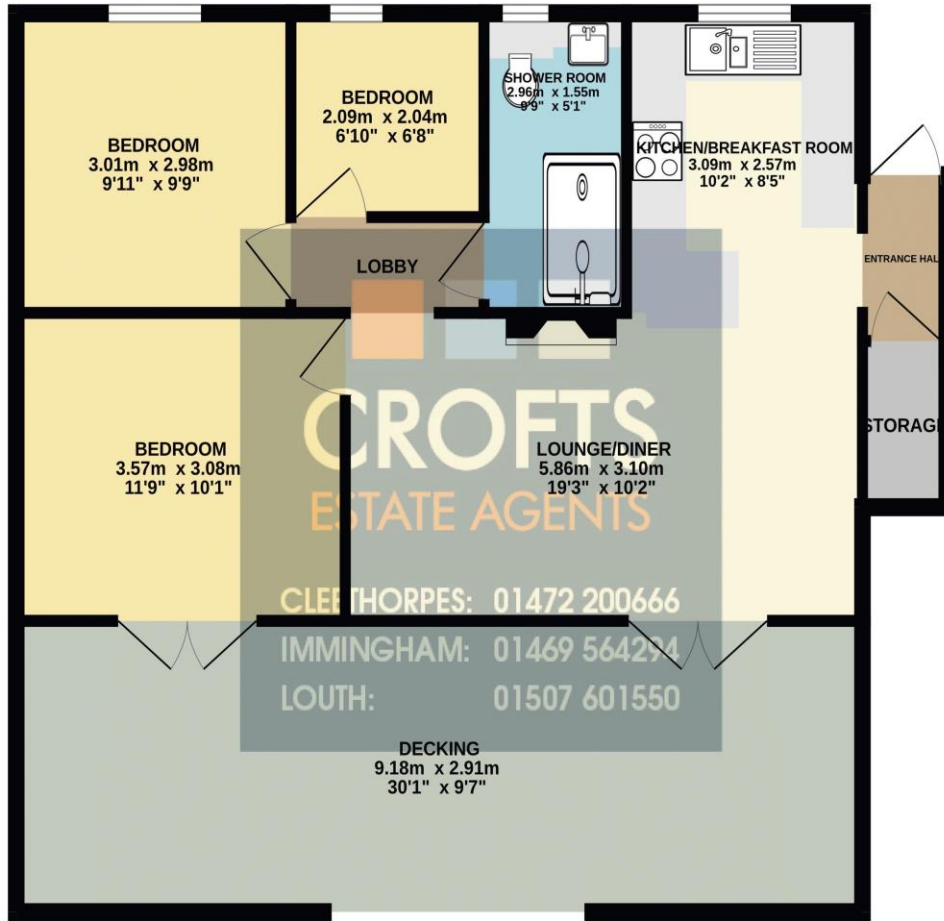
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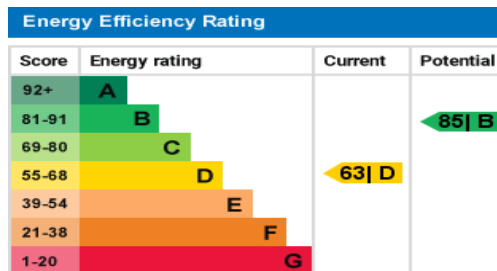


GROUND FLOOR
85.2 sq.m. (917 sq.ft.) approx.



TOTAL FLOOR AREA: 85.2 sq.m. (917 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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