



**Warley Road, Scunthorpe DN16 1PX**



**welcome to**

**Warley Road, Scunthorpe**

Semi-detached THREE bedroom house with private large driveway leading to the garage which can be used as secured parking or storage outbuilding. Enclosed rear garden consists of lawn and timber fencing.



### **Entrance Hall**

Front facing double glazed door, central heating radiator, laminate flooring and under the stairs cupboard.

### **Rear Entrance Porch**

Double glazed door.

### **Lounge**

13' 9" x 10' 2" max ( 4.19m x 3.10m max )  
Front facing double glazed window, colonial door, electric pebbled effect fire place, coving to the ceiling, laminate flooring and a central heating radiator.

### **Dining Room**

16' x 11' 3" max ( 4.88m x 3.43m max )  
Rear facing double glazed window, central heating radiator, coving to the ceiling, colonial door.

### **Kitchen**

13' x 8' 1" max ( 3.96m x 2.46m max )  
The fitted kitchen features a range of wall and base units with complimentary work surfaces over which incorporate sink and drainer unit. Stainless steel oven and hob with cooker hood. Plumbing for the washing machine, central heating radiator and ceramic tiled flooring.

### **Landing**

Stairs are at entrance hall and offers loft access on the second floor,

### **Bedroom One**

11' 3" x 10' 3" max ( 3.43m x 3.12m max )  
Front facing double glazed windows, central heating radiator, laminate flooring, colonial door.

### **Bedroom Two**

11' 9" x 9' 10" max ( 3.58m x 3.00m max )  
Rear facing double glazed window, central heating radiator, storage cupboard housing the central heating boiler, colonial door and coving to the ceiling.

### **Bedroom Three**

8' 7" x 9' 10" max ( 2.62m x 3.00m max )  
Front facing double glazed window , central heating radiator, coving to the ceiling.

### **Bathroom**

Rear facing double glazed window, P-Shaped bath with the shower over, WC, wash hand basin, heated towel rail, partly tiled flooring, colonial door and a loft access.

### **Garage/Outbuilding**

This garage can be used either as secured parking or storage outbuilding. This garage offers roller door, single glazed timber door and a double glazed window,



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## Warley Road, Scunthorpe

- Semi-detached
- Three Bedroom
- Garage / Storage Outbuilding
- Private Driveway With Parking For Several Vehicles
- Front and Rear Garden

Tenure: Freehold EPC Rating: E

offers in the region of

**£125,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
SCT110696 - 0011

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