









## welcome to

# **Orchid Rise, Scunthorpe**

Discover this three-bedroom detached home. Located close the hospital, Sainsbury's, Royal Pub, The Pods and schools. Property features: lounge, conservatory, kitchen, main bedroom with en suite and two good sized bedrooms as well as family bathroom with Jacuzzi bath.













#### **Entrance Hall**

Front elevation double-glazed door, side facing double-glazed window, central heating radiator, laminate flooring and coving to the ceiling.

## Lounge

20' 6" staircase present x 12' 8" ( 6.25m staircase present x 3.86m )

Rear facing double-glazed window, double-glazed patio doors leading into conservatory, under stairs cupboard, laminate flooring and coving to the ceiling.

#### Kitchen

9' 11" x 8' 9" ( 3.02m x 2.67m )

Fitted kitchen with the range of wall and base units, work tops, range cooker, sink and drainer, front facing double-glazed window, tiling to the walls, central heating radiator and cushion flooring.

## **Conservatory**

19' 11" x 12' max ( 6.07m x 3.66m max )

UPVC construction, laminate flooring, two electric radiators and fan lights.

## Landing

Stairs from lounge, side facing double-glazed window and an access to the part boarded loft.

## **Bedroom One**

12' 9" to back of the wardrobe x 8' 4" ( 3.89m to back of the wardrobe x 2.54m )

Rear facing double-glazed window, fitted/built in wardrobe, central heating radiator and colonial style door.

### **En Suite**

Rear facing double-glazed window, shower cubicle, wash hand basin, WC, tiling to the walls, shaver point, heated towel rail and cushion flooring.

## **Bedroom Two**

10' 4" x 10' 3" max ( 3.15m x 3.12m max )

Front facing double-glazed window, central heating radiator, laminate flooring and colonial style door.

#### **Bedroom Three**

10' 2" x 10'  $\max$  ( 3.10m x 3.05m  $\max$  ) Front facing double-glazed window, central heating radiator and colonial style door.

#### **Bathroom**

Rear facing double-glazed window, Jacuzzi bath with the shower over, wash hand basin, WC, tiling to the walls, inset spotlights, heated towel rail, cushion flooring and colonial style door.

#### Garage

Integral garage with roller door, also can be accessed from inside the house through doors in the hallway, plumbing for the washing machine, central heating boiler, power and lights.

#### **Front Garden**

Laid to lawn front garden offers private driveway leading to the garage.

#### Rear Garden

Laid to lawn, patio area, timber shed and timber fencing forming a boundary.





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# **Orchid Rise, Scunthorpe**

- Three Bedroom Detached House
- Garage and a Driveway
- Main Bedroom Offers En-Suite
- Jacuzzi Bath in the Bathroom
- Close to Local Amenities Such as Hospital, Shops, Pub, Park and Schools.

Tenure: Freehold EPC Rating: C

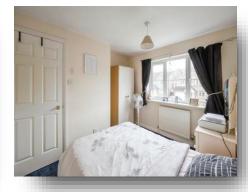
Council Tax Band: C

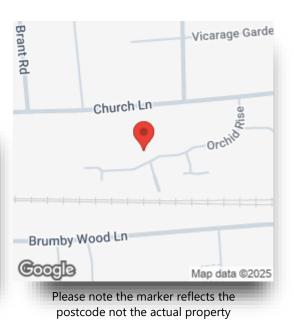
offers in the region of

£235,000









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