









# welcome to

# **Pine Tree Avenue, Scotter Gainsborough**

Detached, three-bedroom bungalow situated in Scotter is presented to the market with no onward chain for ease of purchase. Briefly, this property offers spacious open plan lounge/dining room, fitted kitchen, three bedrooms, conservatory and a bathroom. Brick garage and a driveway.













#### **Entrance Hall**

Front elevation double-glazed door, storage cupboard, coat cupboard, central heating radiator, loft access and coving to the ceiling.

## **Open Plan Lounge / Dining Room**

23' 8" x 20' 11" ( 7.21m x 6.38m )

Gas fireplace, Patio doors, three double-glazed windows, three radiators, coving to the ceiling and flushed style door.

#### Kitchen

10' 6" x 10' 5" ( 3.20m x 3.17m )

Fitted kitchen with the range of wall and base cupboards, work surfaces, sink and drainer,gas hob and electric oven, cooker hood, central heating radiator, double-glazed window, double-glazed door, tiling to the walls, ceramic tiled flooring and wood glazed panel door.

### **Conservatory**

UPVC construction, fan lights and ceramic tiled flooring.

#### **Bedroom One**

12' 8" excluding door recess x 11' 10" ( 3.86m excluding door recess x 3.61m )

Two double-glazed windows, built in wardrobe, central heating radiator, flushed style door and coving to the ceiling.

#### **Bedroom Two**

12' 10" x 10' 4" ( 3.91m x 3.15m )

Two double-glazed windows, central heating radiator, shower cubicle, flushed style door and coving to the ceiling.

### **Bedroom Three**

13' 11"  $\max x$  7' 11" ( 4.24m  $\max x$  2.41m ) Single-glazed internal door leads into the conservatory, central heating radiator and coving to the ceiling.

#### **Bathroom**

Corner bath with a shower over, wash hand basin, fully tiled walls, heated towel rail, two double-glazed window, ceramic tiled flooring and flushed style door.

### Garage

Detached brick garage with up and over door, timber door, single-glazed window, power and lights.

#### Side Garden

Laid to lawn with shrub and flower beds.

#### **Front Garden**

Laid to lawn with shrub and flower beds.

#### Rear Garden

Laid to lawn, timber shed, cold water tap, patio area, driveway, car port and timber fencing forming boundary.





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# Pine Tree Avenue, Scotter Gainsborough

- Detached Bungalow
- Three Bedrooms
- Conservatory
- Detached Brick Garage and a Driveway
- Corner Plot

Tenure: Freehold EPC Rating: D

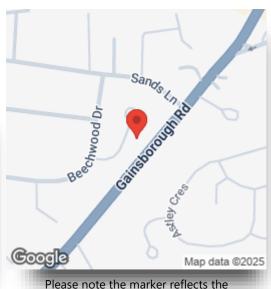
Council Tax Band: D

# £275,000









postcode not the actual property

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