



Buckingham Street, Scunthorpe DN15 7JQ

welcome to

Buckingham Street, Scunthorpe

Inviting three-bedroom home that perfectly balances comfort and functionality. Located near local amenities, schools, and Ancora Medical Practice. Call us today to book a viewing!



Lounge

14' 10" x 11' 1" max (4.52m x 3.38m max)

Double-glazed window to front aspect, and a radiator.

Dining Room

14' 10" x 12' 11" (4.52m x 3.94m)

Double-glazed window to rear, and a radiator.

Kitchen

19' 11" x 7' 1" (6.07m x 2.16m)

Fitted kitchen with the range of wall and base cupboards, work surfaces, sink and drainer, electric oven, gas hob, plumbing for a washing machine, central heating radiator, two double-glazed windows to side, double-glazed door leads into the rear garden, and tiling to the walls.

Bedroom One

11' 7" x 14' 1" max (3.53m x 4.29m max)

Double bedroom with a double-glazed window to front aspect, and a central heating radiator.

Bedroom Two

11' x 10' 11" max (3.35m x 3.33m max)

Double bedroom with a double-glazed window to front aspect, and a central heating radiator.

Bedroom Three

7' 10" x 10' 5" (2.39m x 3.17m)

A bedroom with a double-glazed window to front aspect, and a central heating radiator.

Bathroom

Walk-in shower, WC, wash hand basin, fully tiled walls, radiator, and double-glazed window to side aspect.

Front Garden

Low-maintenance pebble laid front yard.

Rear Garden

Low-maintenance paved rear garden with access to the garage.



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welcome to

Buckingham Street, Scunthorpe

- End-terraced house
- Three Bedrooms
- Low-maintenance rear garden
- Ideal for first-time buyers
- Garage in the rear garden

Tenure: Freehold EPC Rating: Awaited

Council Tax Band: A

offers in excess of

£110,000



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Please note the marker reflects the postcode not the actual property



Property Ref:
SCT111163 - 0005

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



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