



High Street, Yaddlethorpe, Scunthorpe DN17 2RN

welcome to

High Street, Yaddlethorpe Scunthorpe

Spacious three-bedroom detached bungalow in Yaddlethorpe, boasting picturesque views over the Trent Valley. The property features multiple reception rooms, generous gardens, and a brick-built garage with power and lighting.



Agents note: It is our understanding that the Property is not registered at the Land Registry which is the case with a significant proportion of land across England and Wales. Your Conveyancer will take the necessary steps and advise you accordingly.

Entrance Porch

French double-glazed entrance door and tiled flooring.

Entrance Hall

Double-glazed door, coat cupboard, coving to the ceiling, and parquet flooring.

Lounge

22' 1" x 11' (6.73m x 3.35m)

Three double-glazed windows, wall lights, gas fireplace set in surround, three radiators, laminate flooring, coving to the ceiling, and wood/glazed panel door.

Sun Room

12' 5" x 7' 7" (3.78m x 2.31m)

Laminate flooring, patio double-glazed doors leads into the rear garden, and coving to the ceiling.

3rd Reception Room

12' 11" x 9' 11" (3.94m x 3.02m)

Radiator, wall lights, eclectic fireplace, laminate flooring, beams to the ceiling, and wood/glazed panel door.

Kitchen

20' 10" x 10' 11" (6.35m x 3.33m)

Fitted kitchen with the range of wall and base cupboards, work surfaces, sink and drainer, plumbing for a washing machine, radiator, double-glazed bow window, tiling to the walls, laminate flooring, loft access, and coving to the ceiling.

Utility Room

Double-glazed door, ceramic tiled flooring, and three double-glazed windows.

Separate WC

WC, wash hand basin, tiling to the walls, double-glazed window, and ceramic tiled flooring.

Rear Entrance Porch

Double-glazed window, storage cupboard, and ceramic tiled flooring.

Bedroom One

12' 5" excluding recess x 12' (3.78m excluding recess x 3.66m)

Double-glazed window to side, fitted wardrobe, radiator, wood/glazed panel door, and coving to the ceiling.

Bedroom Two

12' x 9' 6" (3.66m x 2.90m)

Double-glazed bow window to front, radiator, laminate flooring, coving to the ceiling, and wood/glazed panel door.

Bedroom Three

12' x 7' 7" (3.66m x 2.31m)

Double-glazed window to rear, radiator, and laminate flooring.

Bathroom

Three double-glazed windows, bath with mixer taps and shower attachment, double walk-in shower cubicle, WC, wash hand basin, part tiled walls, coving to the ceiling, laminate flooring, wood/glazed panel door, and storage cupboard.

Front Garden

Laid to lawn, shrub beds, horseshoe pebbled driveway.

Rear Garden

Good sized rear garden, laid to lawn, patio area, cold water tap, green house, timber shed, trees, shrub and flower beds.

Outbuilding

Herringbone style brick driveway leads to brick build garage with power and lights, four double-glazed windows, timber side door, and timber double doors.



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High Street, Yaddlethorpe Scunthorpe

- Detached bungalow in sought-after Yaddlethorpe location
- Large lounge plus bright sun room
- Three bedrooms
- Front garden with driveway
- Private, good-sized rear garden with greenhouse and timber shed

Tenure: Freehold EPC Rating: D

Council Tax Band: D

£380,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
SCT111219 - 0005

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