



**Digby Street, Scunthorpe DN15 7LU**

**welcome to**

**Digby Street, Scunthorpe**

Spacious 3-bedroom end-terraced home on Digby Street, Scunthorpe. Features two reception rooms, kitchen/diner, rear garden, and potential for off-road parking (subject to planning). Close to local amenities, schools, and excellent transport links.



### Entrance Hall

Double-glazed entrance door, and under stairs cupboard.

### Lounge

12' 10" x 12' 4" ( 3.91m x 3.76m )

Double-glazed window to front aspect and a radiator.

### Reception Room

11' 5" x 9' 6" ( 3.48m x 2.90m )

Double-glazed window to rear aspect and a radiator.

### Kitchen/Dining Area

9' 11" x 7' 1" ( 3.02m x 2.16m )

Fitted kitchen with the range of wall and base cupboards, work tops, sink and drainer unit, plumbing for a washing machine, tiling to the walls, double-glazed window, and a door to the garden.

### Landing

Stairs from reception room, and a double-glazed window.

### Bedroom One

12' 11" x 12' 8" ( 3.94m x 3.86m )

Double-glazed window to front and a radiator.

### Bedroom Two

12' 4" x 10' 2" ( 3.76m x 3.10m )

Double-glazed window to front, radiator and a cupboard housing central heating boiler.

### Bedroom Three

10' 6" x 7' 1" ( 3.20m x 2.16m )

Double-glazed window to rear aspect and a radiator.

### Bathroom

5' 6" x 4' 4" ( 1.68m x 1.32m )

Double-glazed window, heated towel rail, wash hand basin, bath, and WC.

### Front Garden

Concrete area with brick wall.

### Rear Garden

Lawned garden with slabs and brick walls creating the boundary. There is a potential to remove wall and create a driveway (subject to necessary planning permissions).



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## Digby Street, Scunthorpe

- End-terraced property
- Three bedrooms
- Potential for off-road parking at the rear (subject to permissions)
- Two reception rooms
- Close to local amenities, schools, and transport links

Tenure: Freehold EPC Rating: D

Council Tax Band: A

**£120,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
SCT111542 - 0004

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