









welcome to

Douglas Avenue, Ingoldmells Skegness

SOLD WITH NO CHAIN

2 BEDROOM SEMI DETACHED BUNGALOW LOCATED IN INGOLDMELLS CLOSE TO AMENITIES, IN ORDER TO ARRANGE A VIEWING, PLEASE CONTACT THE OFFICE ON 01754 768311.

Entrance Hall

The entrance door leads into the hallway which consists of a storage cupboard, loft hatch access and a radiator, with doors leading to the following:

Lounge

10' 10" x 15' 1" (3.30m x 4.60m)
Has a window, an electric fire and a radiator.

Kitchen

10' 8" x 7' 9" (3.25m x 2.36m) Comprising of wall, base and drawer units with worktop space over, sink, integrated oven and hob, radiator and sliding doors into the sunroom:

Sunroom

6' 11" x 10' 5" ($2.11m \times 3.17m$) Comprising of windows to 3 elevations, 2 radiators and sliding doors to the rear.

Bedroom 1

8' 9" min to wardrobe \times 9' (2.67m min to wardrobe \times 2.74m)

Has a window, radiator and built in wardrobes.

Bedroom 2

11' 5" x 8' 10" min to wardrobe (3.48 m x 2.69 m min to wardrobe)

Has a window, radiator and built in wardrobes.

Bathroom

Comprising of a wet room, WC, radiator, sink and an opaque window.

External

To the front of the property it offers a driveway which leads to the garage. The rear garden is mainly lawned. The garage has an up and over door.













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- ***NO CHAIN***
- 2 BEDROOM SEMI DETACHED BUNGALOW
- GARDENS
- GARAGE
- CLOSE TO AMENITIES

Tenure: Freehold EPC Rating: E

£140,000

directions to this property:

See Multi- Map Illustration



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

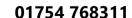
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Property Ref: SKG108477 - 0015 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 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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