

HUNTERS[®]

HERE TO GET *you* THERE



Balliol Drive

Scunthorpe, DN16 3LA

Offers In The Region Of £142,000



Council Tax: B



33 Balliol Drive

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Front

Front of the home, with a grassed area, with the driveway offering ample off road parking, leading to the garage at the rear of the property.

Garden

Garden to the rear, which is predominantly laid to lawn. The garden is surrounded with mature trees and shrubs, offering a degree of privacy to the area.

Lounge

10'11" x 17'5" (3.34m x 5.32m)

Generous lounge to the front aspect of the property.

Kitchen

9'4" x 9'10" (2.85m x 3m)

Fitted kitchen to the front aspect of the bungalow, with plenty of base units for storage.

Bedroom 1

10'11" x 12'4" (3.34m x 3.77m)

Double bedroom to the rear of the home.

Bedroom 2

9'4" x 8'0" (2.86m x 2.44m)

Good sized bedroom to the rear aspect of the property.

Bathroom

7'1" x 5'7" (2.18m x 1.71m)

Fully tiled bathroom, with neutral suite.

This ideal downsize / retirement property, which is being offered with no onward chain, briefly comprises; a generous front lounge, fitted kitchen, two good sized bedrooms and a neutral bathroom. Externally the home benefits from a driveway, offering ample off road parking, and a garage. To the rear there is a private garden, which is predominantly laid to lawn. In addition to this the home benefits from a gas central heating system and double glazing. This detached bungalow is located in a cul de sac, close to local schools, amenities and bus routes. There is also a large recreational area nearby, ideal for dog walks. Viewing advised!



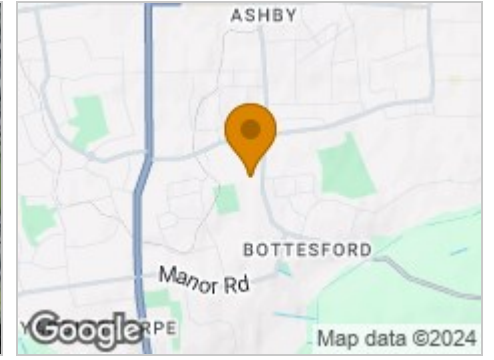
Road Map



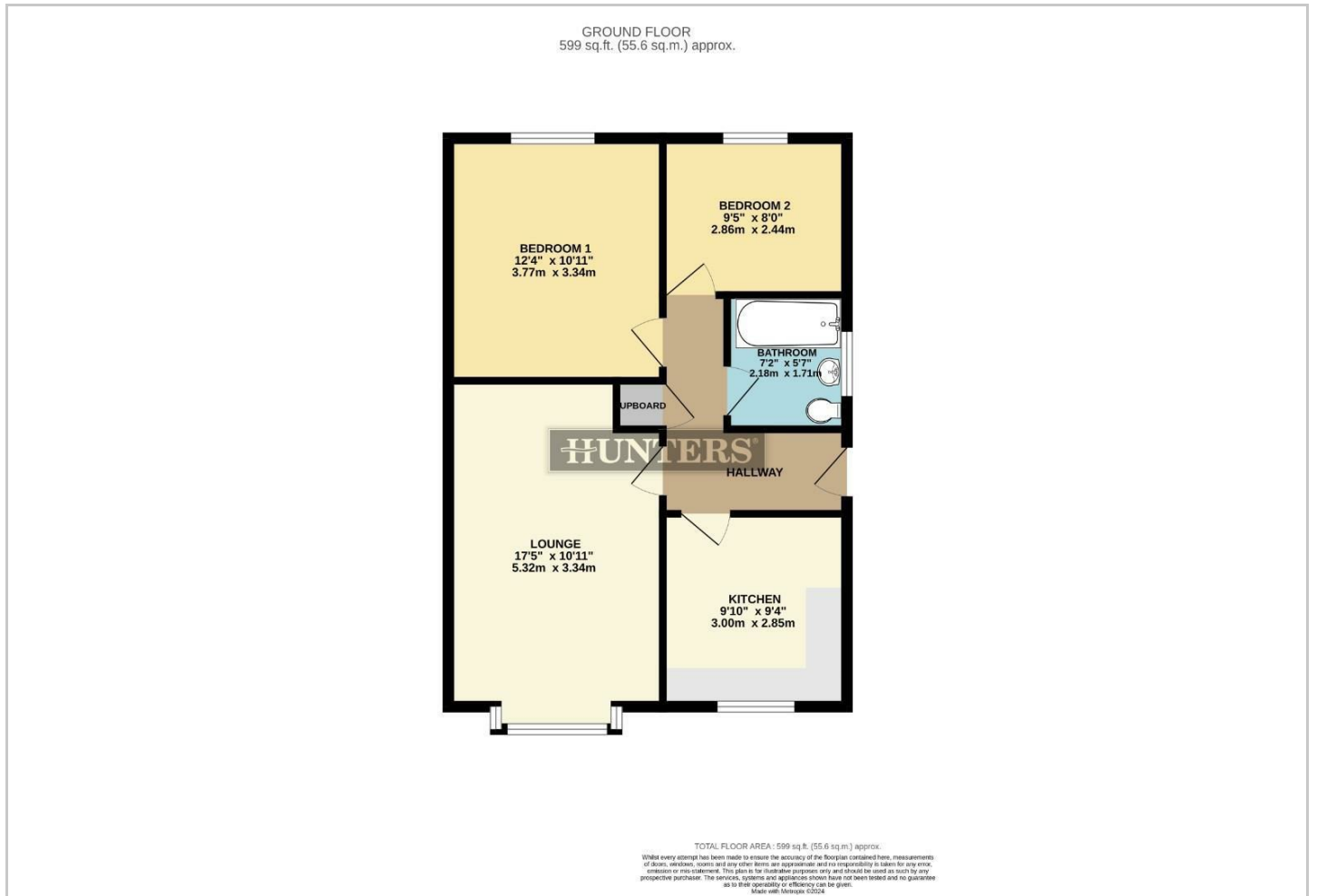
Hybrid Map



Terrain Map



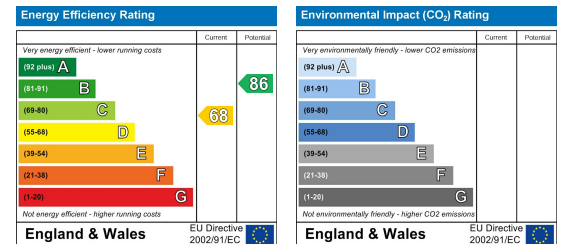
Floor Plan



Viewing

Please contact our Hunters Scunthorpe Office on 01724 700000 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.