

HUNTERS®

HERE TO GET *you* THERE



Wood View

Messingham, Scunthorpe, DN17 3UG

Offers In The Region Of £315,000



Council Tax: D



3 Wood View

Messingham, Scunthorpe, DN17 3UG

Offers In The Region Of £315,000



Front

Beautiful front to the home, with a grassed area, sitting adjacent to the driveway - with off road parking for several vehicles, leading to the integral garage, which benefits from electrics.

Garden

Good sized, enclosed rear garden, which is predominantly laid to lawn, and surrounded with fencing and mature hedging, offering a degree of privacy to the area.

Kitchen

14'7" x 8'9" (4.46m x 2.68m)

Fitted kitchen to the rear of the property, with ample wall and floor units for storage. The kitchen benefits from an integrated extraction hood and dishwasher, and leads through to the utility area.

Lounge

11'4" x 16'1" (3.47m x 4.91m)

Neutral lounge to the front of the home, with solid oak flooring leading from the hallway.

Reception Room

11'4" x 10'4" (3.46m x 3.16m)

Second reception room to the rear of the home, currently used as a dining room, benefiting from solid oak flooring.

Utility Area

4'7" x 5'0" (1.42m x 1.53m)

Ground Floor wc

Bedroom 1

11'5" x 14'3" (3.50m x 4.35m)

Double bedroom to the front aspect of the property, which benefits from an en-suite.

En-Suite

En-Suite shower room, with neutral suite.

Bedroom 2

11'2" x 14'6" (3.42m x 4.43m)

Double bedroom to the front aspect of the home.

Bedroom 3

7'10" x 12'4" (2.41m x 3.77m)

Double bedroom to the rear of the home.

Bedroom 4

7'10" x 12'4" (2.41m x 3.77m)

Double bedroom to the rear aspect of the home.

Bathroom

7'4" x 5'5" (2.26m x 1.67m)

Modern, fully tiled bathroom, with neutral suite.

This attractive detached house, which is ready to move in to, offers a perfect blend of comfort and style for a modern family. Internally there are two inviting reception rooms, and a modern kitchen - ideal for entertaining guests or simply relaxing with your loved ones. The property boasts four generously sized double bedrooms, with the master bedroom featuring a convenient en-suite. To the front of the home there is a driveway, with off road parking for several vehicles and an integral garage. The private rear garden offers a tranquil outdoor space where you can enjoy al fresco dining or simply bask in the sunshine. In addition to this the property benefits from a gas central heating system and double glazing.

This beautiful family home is located in the popular village of Messingham, close to local schools, amenities and bus routes. Within the village there are several individual shops and restaurants - including the Horn, offering a home cooked menu. Viewing recommended!



Road Map



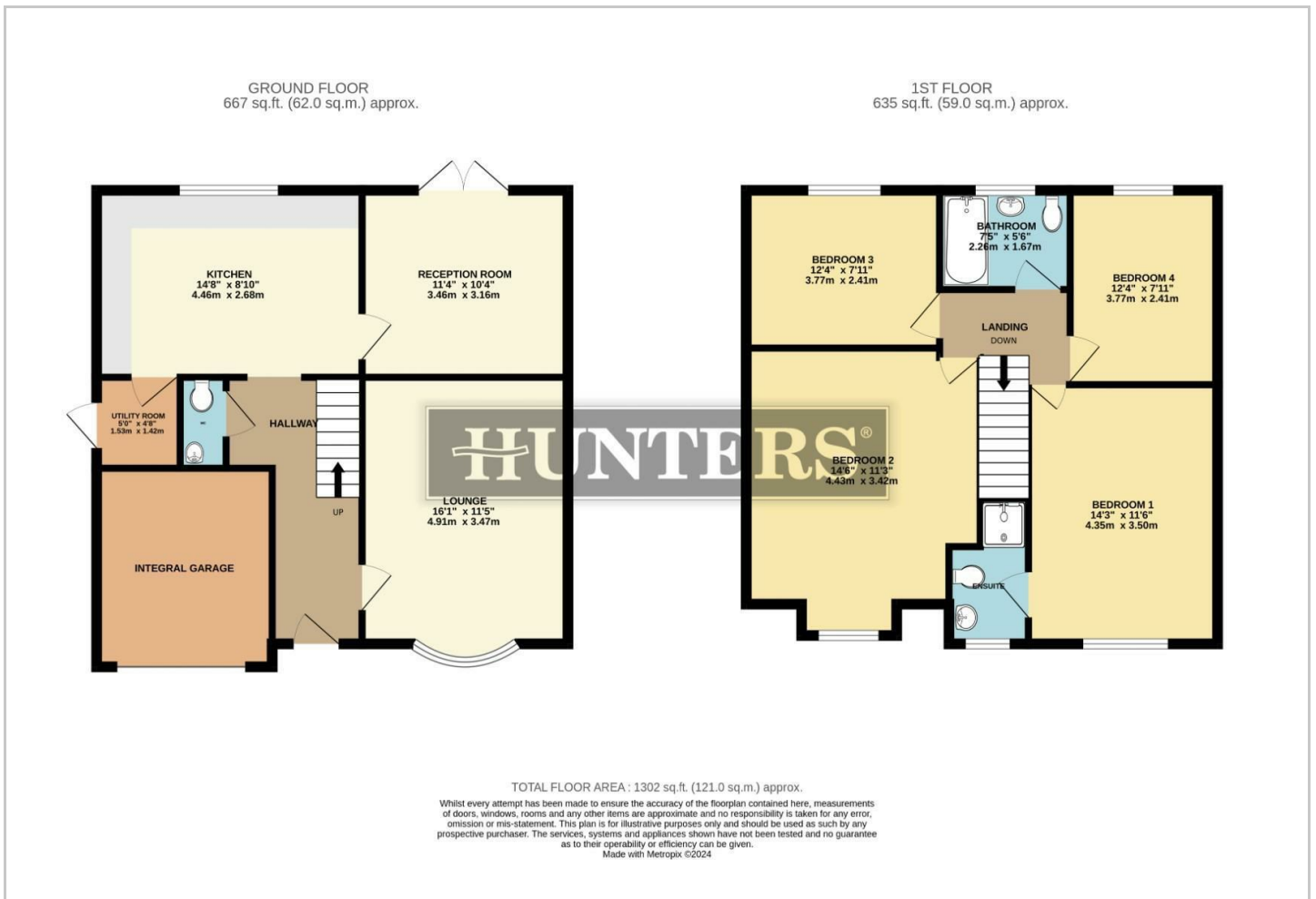
Hybrid Map



Terrain Map



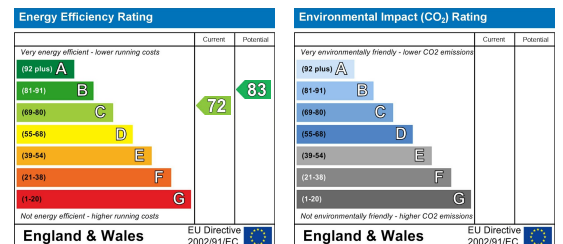
Floor Plan



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.