

HUNTERS®

HERE TO GET *you* THERE



Albourne Avenue

Scunthorpe, DN15 7AP

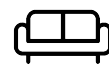
Offers In The Region Of £165,000



3



1



2



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16 Albourne Avenue

Scunthorpe, DN15 7AP

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Front

Attractive front of the home, which has a gravel area, offering off road parking - leading to the garage at the rear of the home.

Garden

Good sized garden, which is laid to lawn, with a patio seating area. The garden is surrounded with fencing, offering a degree of privacy to the area - and also benefits from a wooden summer house.

Lounge Area

11'5" x 10'11" (3.49m x 3.33m)

Lounge / Diner, with lounge to the front of the home, with feature bay window, offering ample light into the area. The lounge also benefits from a cosy log burner.

Dining Area

11'5" x 12'10" (3.49m x 3.93m)

Dining area to the rear of the home, with bay window, offering ample light to the area.

Kitchen

7'11" x 19'2" (2.42m x 5.86m)

Fitted kitchen, with ample wall and floor units for storage. The kitchen also benefits from a cooker, hob, extractor fan and double oven and has double doors leading to the rear garden.

Hallway

Bedroom 1

10'2" x 14'6" (3.12m x 4.42m)

Double bedroom to the front aspect of the home, with a bay window offering ample light into the area.

Bedroom 2

11'2" x 11'11" (3.42m x 3.64m)

Double bedroom to the rear of the home.

Bedroom 3

6'5" x 7'11" (1.98m x 2.43m)

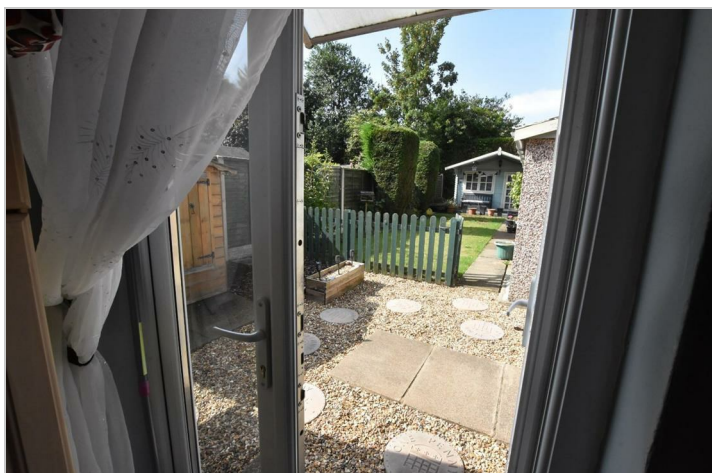
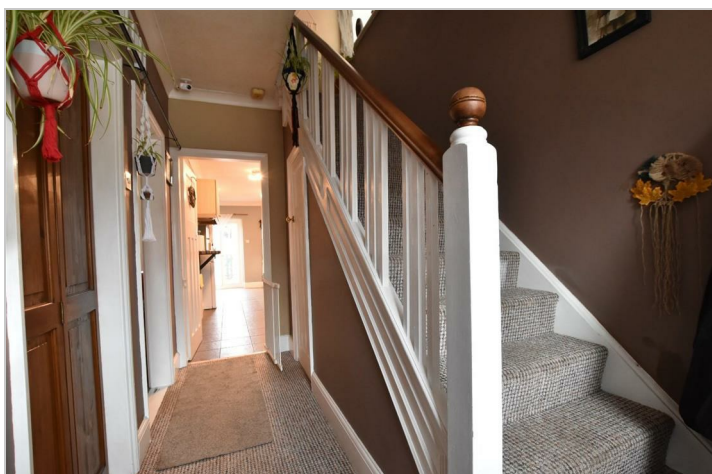
Bathroom

6'4" x 6'6" (1.95m x 1.99m)

Modern bathroom, with neutral white suite, fitted storage and a heated towel rail.

This attractive, traditional family home, which is well presented throughout, briefly comprises; a generous lounge / diner, fitted kitchen, three bedrooms and a modern bathroom. To the front of the home there is a gravel area, offering off road parking, leading to the garage. To the rear of the property there is a good sized garden, which is laid to lawn, with a patio seating area -the garden also benefits from a wooden summer house. In addition to this the home benefits from a gas central heating system and double glazing.

This ideal first time buyer / family home is centrally located, close to local schools, amenities and transportation links. Close to the home is the town centre, offering a variety of shops and restaurants. Viewing advised!



Road Map



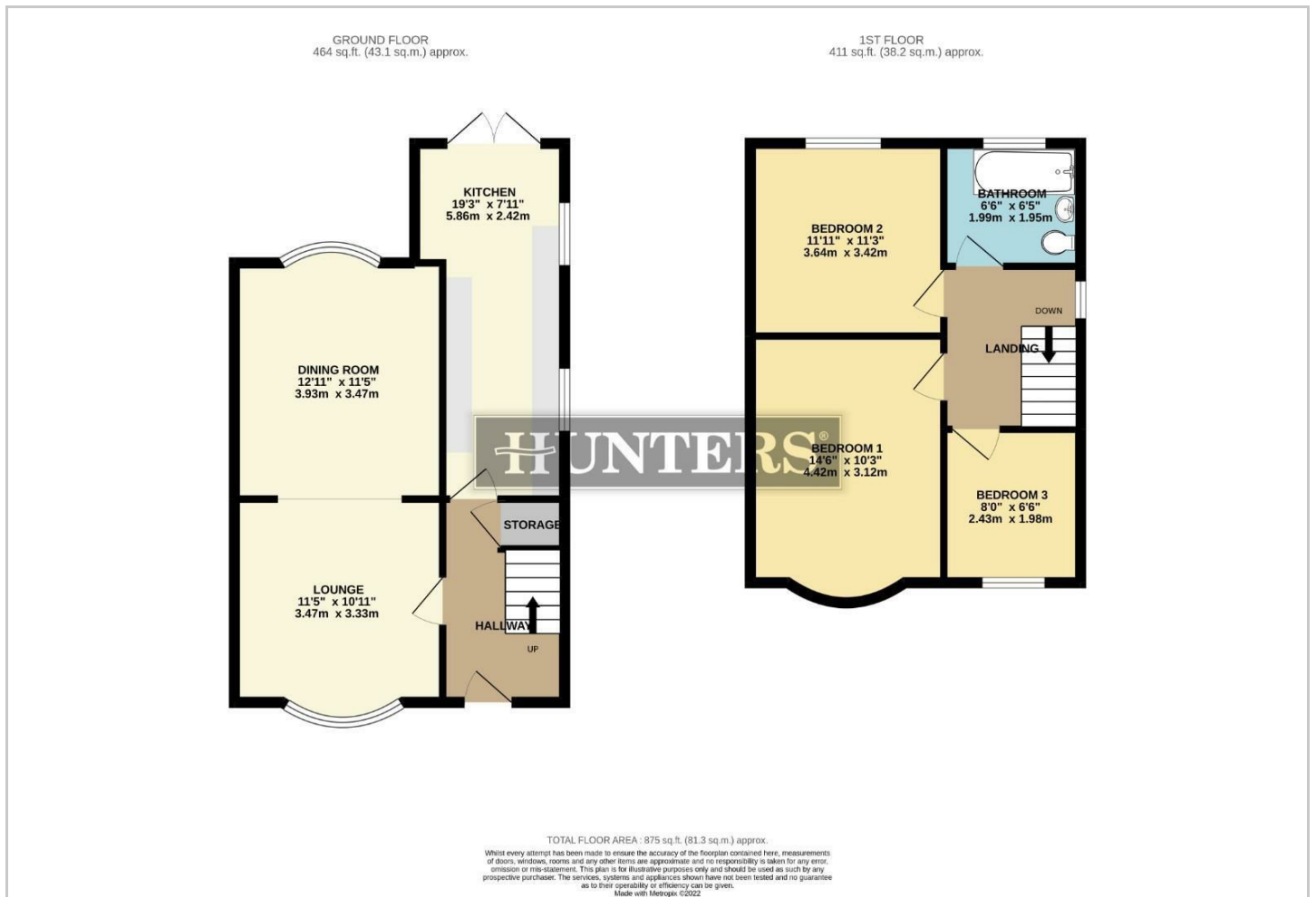
Hybrid Map



Terrain Map



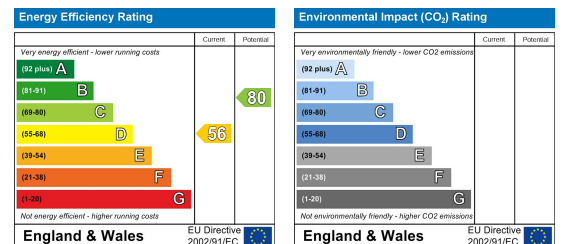
Floor Plan



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.