

HUNTERS®

HERE TO GET *you* THERE



Edgar Close

Scotter, Gainsborough, DN21 3HD

Offers In The Region Of £260,000



Council Tax: D



25 Edgar Close

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Front

Attractive front to the home, which is positioned on a corner, with the driveway and converted garage to the rear of the property.

Converted Garage

Off road parking, leading to the garage, which has been converted - offering a home office / games room - depending on requirements.

Lounge

10'7" x 15'10" (3.23m x 4.84m)

Neutrally decorated, generously sized lounge to the front of the home, with double doors leading to the kitchen / diner.

Kitchen / Diner

25'11" x 9'4" (7.92m x 2.85m)

Open plan kitchen / diner to the rear aspect of the property, which offers a fitted kitchen area, opening out to the dining room. The bright and spacious area has double doors leading to the garden.

Utility Room

8'0" x 5'4" (2.46m x 1.63m)

Handy utility room, leading from the kitchen.

Office / Bedroom

8'0" x 10'0" (2.46m x 3.06m)

Good sized reception room, which could also be used as a further bedroom, depending on requirements.

Bedroom 1

10'9" x 14'4" (3.30m x 4.38m)

Neutrally decorated double bedroom to the front of the home, benefiting from fitted storage and an en-suite shower room.

En-Suite

En-Suite to bedroom 1, with neutral suite and walk in shower.

Bedroom 2

11'5" x 14'4" (3.49m x 4.39m)

Double bedroom to the front aspect of the home.

Bedroom 3

9'5" x 11'0" (2.89m x 3.36m)

Double bedroom to the front of the home.

Bedroom 4

8'5" x 11'0" (2.59m x 3.36m)

Double bedroom to the rear aspect of the property.

Bathroom

7'4" x 5'6" (2.26m x 1.70m)

This attractive and spacious family home - which offers a versatile lay out, briefly comprises; a generous front lounge, open plan kitchen / diner, ground floor wc and further reception room / bedroom 5. To the first floor there are four double bedrooms, the master of which is en-suite, and a family bathroom. Externally the home benefits from an enclosed rear garden, which is predominantly laid to lawn, and a converted garage - which offers further space to be used as a home office / games room, depending on requirements. In addition to this the property benefits from a gas central heating system and double glazing.

This great family home, which is being offered with no onward chain, is located in the popular village of Scotter, close to schools, amenities and bus routes. Within the village there are several individual shops and restaurants. Viewing recommended!



Road Map



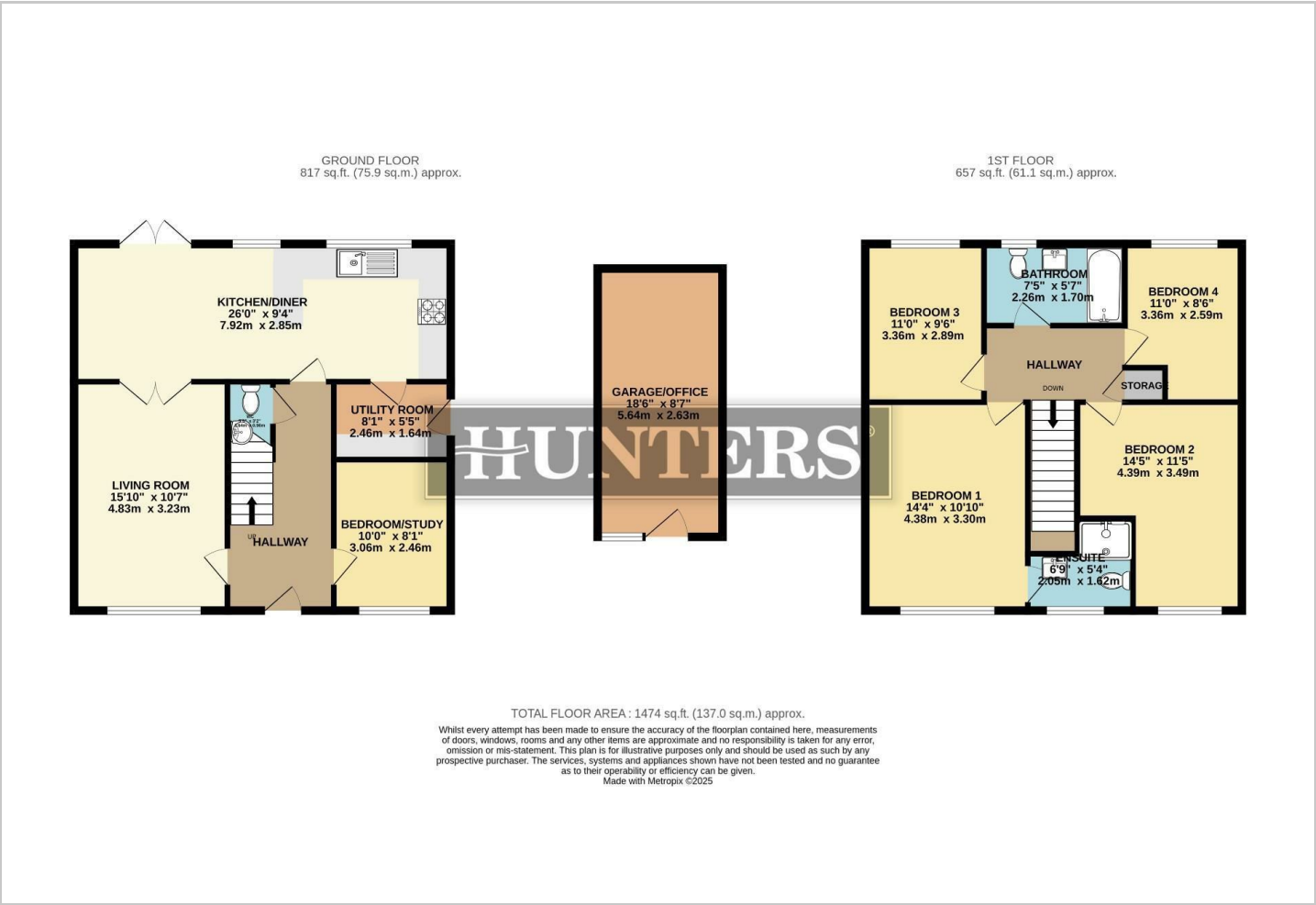
Hybrid Map



Terrain Map



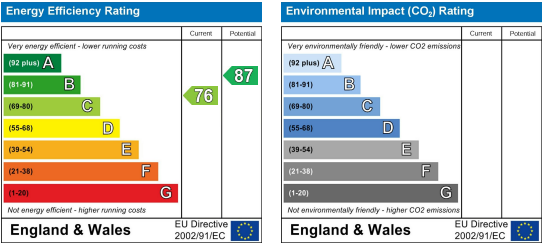
Floor Plan



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.