

# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE



## Grammar School Walk

Scunthorpe, DN16 3NQ

Auction Guide £100,000



Council Tax: C



# 61 Grammar School Walk

Scunthorpe, DN16 3NQ

Auction Guide £100,000



## Front

Front of the home, with a driveway, offering off road parking, leading to the garage.

## Garden

Garden to the rear, which requires attention.

## Lounge

15'7" x 11'2" (4.76m x 3.41m)

Generous lounge to the front of the home.

## Kitchen / Diner

12'4" x 11'2" (3.77m x 3.42m)

Kitchen / diner to the rear of the property, with some fitted units, and a door leading through to the extended area.

## Extended area / Reception Room

11'3" x 7'9" (3.43m x 2.37m)

Extended room to the rear of the bungalow, offering a further seating area.

## Conservatory

8'6" x 13'1" (2.60m x 4.01m)

Good sized conservatory to the side of the home, offering views over the garden.

## Bathroom

6'5" x 7'6" (1.98m x 2.31m)

Bathroom to the rear, with neutral suite, comprising corner bath and walk in shower.

## Bedroom 1

9'8" x 11'2" (2.97m x 3.42m)

Double bedroom to the rear of the home.

## Bedroom 2

9'8" x 9'4" (2.96m x 2.85m)

Double bedroom to the front aspect of the bungalow.



Auction Property! This great investment property - which offers ample scope for improvement, is being offered at auction - briefly comprises; a generous front lounge, second reception room, kitchen / diner, conservatory, two double bedrooms and bathroom. To the front of the home there is a driveway, offering ample off road parking, leading to the garage, with a good sized garden to the rear.

This home requires a degree of refurbishment throughout, but is ideally located, close to schools, amenities and bus routes.



Road Map



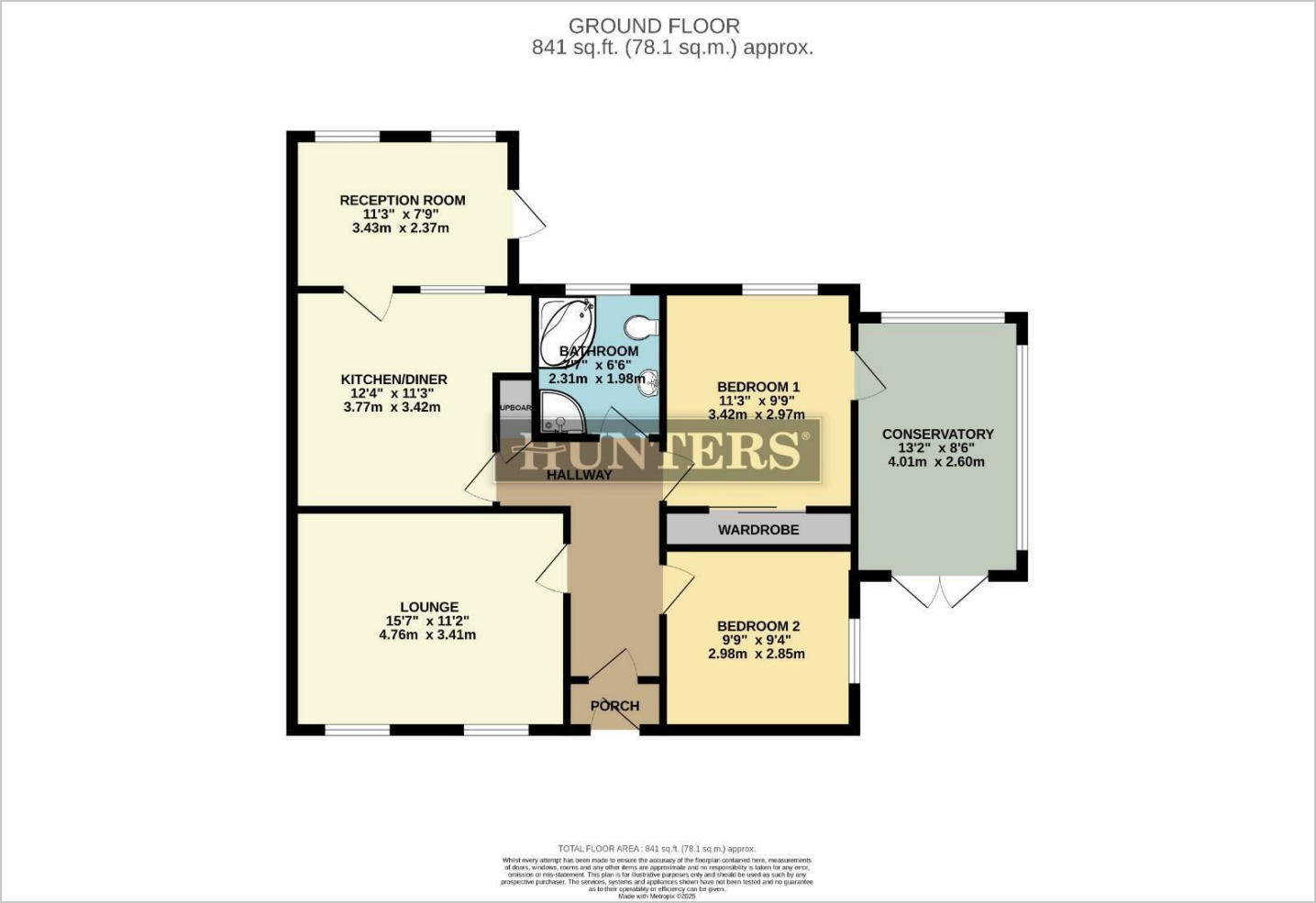
Hybrid Map



Terrain Map



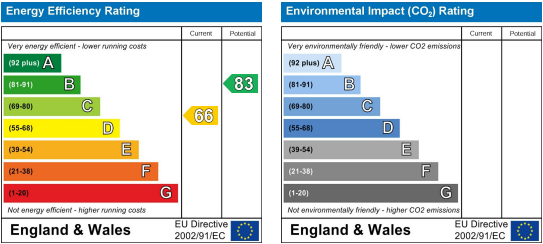
Floor Plan



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.