

**GRICE &
HUNTER**

Chartered Surveyors
Estate Agents & Valuers
Est 1924



24 Hunters Croft, Haxey, DN9 2NX

- A pristinely presented 2 Double Bedroom Detached Bungalow • Attractive remodelled Kitchen and Bathroom • Re-Roofed Conservatory • Detached Brick and Tiled Garage • Gas Central Heating
- PVCu Double Glazing • Lovely gardens to front and rear • Delightfully appointed throughout •



£225,000



Description

A popular style of Detached Bungalow which offers truly immaculate living space inside and out. The property benefits from:

- Modern combi boiler
- Modern gutters
- Replacement Conservatory roof
- Landscaped gardens
- Built-in wardrobes to the main Bedroom

Accommodation (room sizes approx. only)

Central ENTRANCE HALL with PVCu double glazed front door, radiator and laminate flooring.

LOUNGE (4.26m x 3.0m) with PVCu double glazed bay window, decorative fireplace with electric fire, radiator and laminate flooring.

KITCHEN (3.97m x 2.75m) with excellent range of units comprising base and wall cabinets, work tops, 1 ½ bowl stainless steel sink unit, integrated oven, 4 ring gas hob with recirculating fan, large storage cupboards, plumbing for washer and space for fridge, etc. Radiator, concealed gas central heating boiler and laminate flooring. Double glazed patio doors to the:-

GARDEN CONSERVATORY (3.48m x 2.34m) being PVCu double glazed and with door to the garden.

BEDROOM 1 (3.18m excluding wardrobes x 3.07m) with PVCu double glazed window, radiator, built in double fitted wardrobes with storage cupboards and laminate flooring.

BEDROOM 2 (2.77m x 3.0m) with radiator, PVCu double glazed window and laminate flooring.

BATHROOM (1.87m x 1.66m) fully tiled with large shower including rain head fitting, wc and cabinet wash basin. PVCu double glazed window and towel radiator.

OUTSIDE

Colourful front garden with paved path to the main entrance.

Side gated driveway to the:

Detached Brick and Tiled GARAGE (5.50m x 2.75m) with light/power and loft storage space.

Nicely established and fully enclosed rear garden with paved seating areas and established borders. Garden storage shed and external lighting.

SERVICES (not tested)

Mains water, electricity, drainage and gas.
Gas central heating to radiators.

LOCAL AUTHORITY

North Lincolnshire Council

COUNCIL TAX Band 'B' (on-line enquiry)

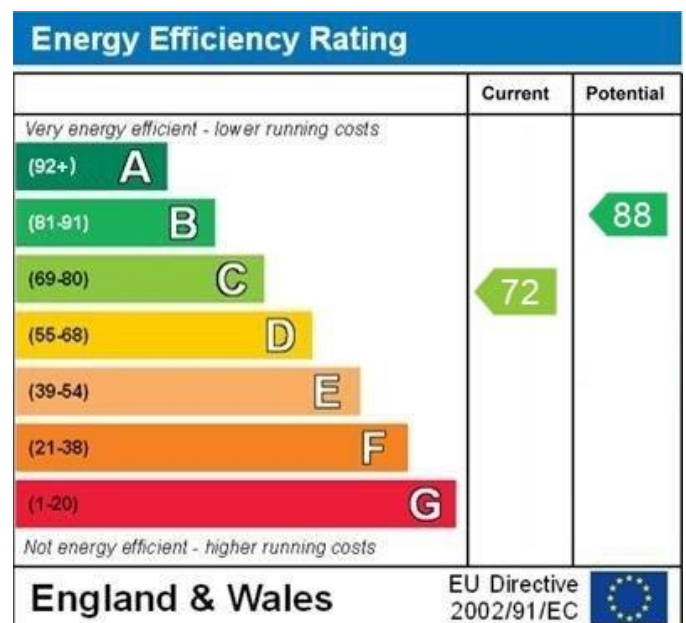
TENURE

Freehold.

VIEWING

Strictly by prior appointment through Grice & Hunter

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