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Main Road, Hatcliffe



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property it must be


lovelle



£435,000



A delightful three bedroom detached bungalow boasting a generous size plot within the extremely sought after Lincolnshire Wolds village of Hatcliffe, and lying within an area of outstanding natural beauty.

Key Features

- Sought After Lincolnshire Wolds Village
- Area Of Outstanding Natural Beauty
- Oil Fired Central Heating
- Potential To Extend
- Outside Utility/Wash Room & WC
- Detached Bungalow
- EPC rating E
- Tenure: Freehold





Lovelle offer to market this delightful three bedroom detached bungalow, boasting an elevated position on a generous size plot, within the extremely sought after Lincolnshire Wold village of Hatcliffe. Lying within an area of outstanding natural beauty with impressive grounds which are well maintained with beautiful flower beds, a vast range of mature trees and shrubs, grassed areas and much more. There is large patio area with pergola, proving perfect for entertaining and a timber summer house with store and outside wc. Ample off-road parking with detached garage and wash/utility room. Viewings are a must in order to truly experience what's on offer, examples being that from an elevated point to the rear of the plot, views across the village to the far active farm land is simply breath taking, paired with views to open fields to the rear with cows, giving a sense of joy and reassurance of the surrounding beauty, this must be experienced in person. Internally the accommodation is spacious and versatile whilst oozing character and charm throughout, plus benefitting from uPVC double glazing and oil fired central heating.

Entrance Hall

N/a

Welcoming hall with stairs leading to the first floor and having an ideal storage cupboard underneath. Attractive plate rack. Window to the side aspect.

Lounge

4.55m X 5.03m

Superbly presented lounge with the focal point being the feature exposed brick fire surround with matching hearth and inset LPG freestanding stove. Two radiators. Decorative ceiling beams installed by a reputable company in Yorkshire. Dual aspect windows to the front and side gardens.

Dining Room / Bedroom 3

4.59m X 4.35m

Neutrally decorated with multi-aspect windows to the garden. Two radiators. Beautiful structural ceiling beams being the focal point of the room.

Kitchen

3.31m X 3.31m

Pine fitted wall and base units with complimentary worktops over incorporating stainless 1 & 1/3 sink with mixer tap and drainer. Oven with hob and extractor over. Integrated dishwasher and fridge freezer. Space for dining table. Radiator. Stable door opening to garden room.

Garden Room

2.06m X 1.11m

Triple aspect windows with views to the garden. Laminate flooring. Radiator. Door opening into the rear garden.

Bathroom

2.05m X 1.72m

Beautiful tongue and groove panelling and tiles to splash areas. HERITAGE Bath with shower over and HERITAGE wash hand basin with vanity unit. Towel radiator. Window.

Separate WC

0.67m X 1.85m

Tongue and groove panelled to match the bathroom. Close coupled wc. Window.

Bedroom 1

3.59m X 4.62m

Spacious and well presented with fitted shaker style wardrobes which incorporate a dressing table and have matching drawers and beside tables. Radiator. Bay window to the front aspect.

Landing

N/a

Decorated to match the hall.

Bedroom 2

4.33m X 5.10m

Stylishly decorated with window with views across the garden to open fields, currently accommodating cows. Radiator. Airing cupboard. Access points into the loft space.

Outside

N/a

The rear garden is superbly landscaped and boasts a vast range of mature trees, shrubs and plants. There is a lovely patio area with timber pergola and a large slated area with raised beds and walkway leading to a wood section. Timber garden shed. The front garden is again teeming with various types of plants shrubs and trees and there is a drive way with gated access that leads down the left hand side of the property towards the garage. Summer house 2.40m X 2.36m with store 1.23m X 2.36m.

Garage

5.68m X 2.87m

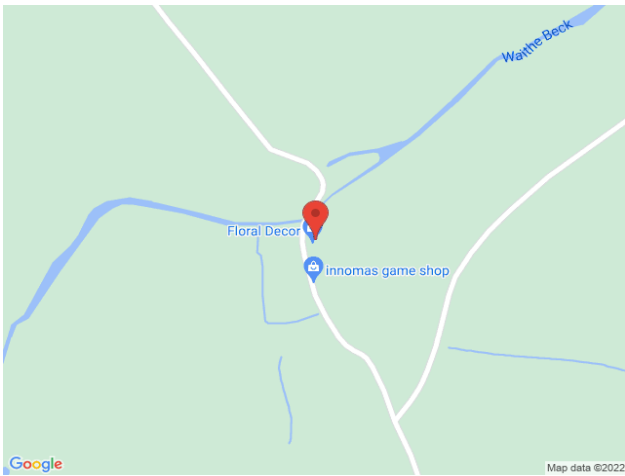
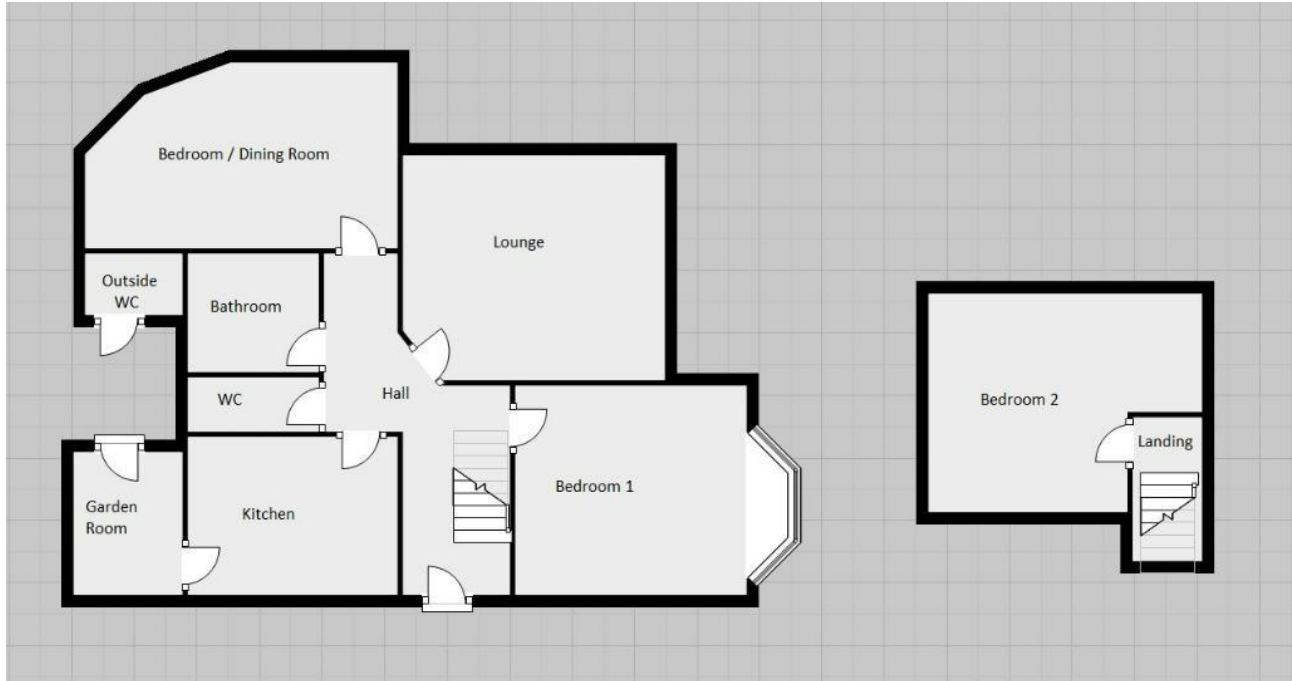
Brick built detached garage with up and over vehicle access door. Light and power. Personal access door.

Utility/Wash Room

2.75m X 2.87m

Attached to the garage and having a private entrance door via the rear garden. Plumbing for washing machine. Belfast sink with hot and cold tap. Window with obscured glass.





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