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Stroykins Close, Grimsby



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£225,000



Spacious four bedroom detached house located on the outskirts of Grimsby Town Centre.

### Key Features

- Detached House
- Two Reception Rooms
- Open Plan Kitchen/Diner & Utility
- En-suite, Bathroom & GF WC
- Four Spacious Bedrooms
- Off-Road Parking & Garage
- EPC rating C
- Tenure: Freehold



Lovelle offer to market with NO ONWARD CHAIN this spacious four bedroom detached home, well presented throughout with the added benefit of uPVC double glazing and gas central heating. Located within a popular residential area on the outskirts of Grimsby Town Centre whilst also being positioned for ease of access to the vast range of local amenities. Viewings are highly recommended in order to fully appreciate all there is to offer.

#### Entrance Hall

N/a

A welcoming space with stairs that lead to the first floor landing.

#### Cloakroom

1.60m x 0.76m (5'2" x 2'6")

Positioned underneath the stairs and accessed from the hall with a wash hand basin and wc.

#### Lounge

4.73m x 3.17m (15'6" x 10'5")

Feature traditional fire surround incorporating an electric fire. Double doors open into the dining room.

#### Dining Room

2.85m x 3.03m (9'5" x 9'11")

A pleasant, second reception room that is decorated to match the lounge and has an entrance door that opens into the rear garden.

#### Kitchen/Diner

3.72m x 4.84m (12'2" x 15'11")

Well fitted light wood effect wall and base units with complimentary worktops over incorporating; 1 & 1/4 sink with drainer and mixer tap, four ring gas hob with an extractor above. Tiling to the splashback area and floor which flows through to an ideal dining area.

#### Utility room

1.53m x 1.55m (5'0" x 5'1")

Fitted worktop and units to match the kitchen with plumbing and space for a washing machine and tumble dryer.

#### Landing

N/a

Decorated to match the landing. Airing cupboard.

#### Bedroom 1

3.35m x 4.34m (11'0" x 14'2")

An excellent size master bedroom with access to its very own en-suite shower room.

#### En-suite

2.05m x 1.64m (6'8" x 5'5")

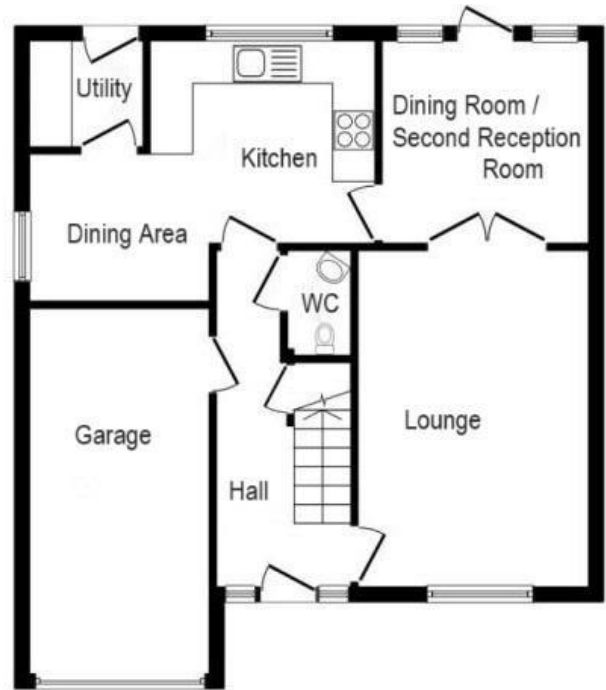
Comprising of a shower cubicle, wash hand basin and wc. There is tiling to splash areas.

#### Bedroom 2

4.31m x 3.58m (14'1" x 11'8")

A large double bedroom with freestanding wardrobes to be included within the sale.

#### Bedroom 3



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