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Ludborough Road, North Thoresby



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£240,000



A charming semi-detached cottage in North Thoresby Village, offering characterful features, modern comforts, spacious rooms, and a convenient location for families and couples alike.

Key Features

- Charming semi-detached cottage
- uPVC double glazing and oil central heating
- Generous plot with off-road parking & garage
- Spacious lounge with dual aspect windows
- Three double bedrooms with unique charm
- Family bathroom with shower over bath
- EPC rating D
- Tenure: Freehold





We are delighted to present this charming semi-detached cottage for sale, ideally located in the peaceful and sought-after area of North Thoresby Village. Blessed with proximity to local amenities, green spaces and schools, this property offers the perfect home environment for both families and couples.

The cottage is in good condition, beautifully showcasing characterful features that blend seamlessly with modern comforts. The property sits on a generous plot, offering ample off-road parking along with a garage. The home is further enhanced by uPVC double glazing and oil central heating, ensuring comfort and convenience throughout the year.

On entering the property, you will be welcomed into a spacious lounge reception room, bathed in natural light from dual aspect windows. This space exudes a warm and inviting atmosphere, perfect for family gatherings or quiet evenings in.

The country-style kitchen is a real highlight of this home, accommodating a window seat and dual aspect windows for a bright and airy feel. The kitchen comes equipped with plumbing for a dishwasher and an oven with an electric hob.

The property offers three double bedrooms, each with its own unique charm. Bedroom one enjoys triple aspect windows, allowing for plenty of sunlight throughout the day. Built-in wardrobes and a sink offer added convenience. Bedroom two features dual aspect windows, while the third bedroom is remarkably spacious, providing ample room for furniture placement.

A family bathroom is well-appointed with a shower over bath, sink, wc, and a towel radiator. The property also benefits from a laundry room complete with a worktop and sink, a cloakroom with a wc, and a landing area that houses an air conditioning unit and provides loft access.

This property is available with no onward chain, making for a smooth and swift transition. With its characterful features, spacious rooms, and ideal location, this cottage is a fantastic opportunity to acquire a home in a sought-after location, with all the benefits of village life. Whether you're a family seeking a quiet yet convenient location, or a couple looking for a peaceful retreat, this home could be perfect for you.

In summary, this semi-detached cottage offers a wonderful blend of character, comfort, and convenience. Its charming features, combined with its ideal location and generous plot, make it a truly unique property. We invite you to experience the charm of this home for yourself.

Measurements

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Lounge 5.13m X 3.87m
Kitchen 3.89m X 3.23m
Laundry Room 2.25m X 2.11m
Cloakroom 0.94m X 2.19m
Bedroom 1 5.54m X 4.08m
Bedroom 2 3.94m X 5.13m
Bedroom 3 2.94m X 3.92m
Bathroom 2.06m X 3.09m

Disclaimer

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view.

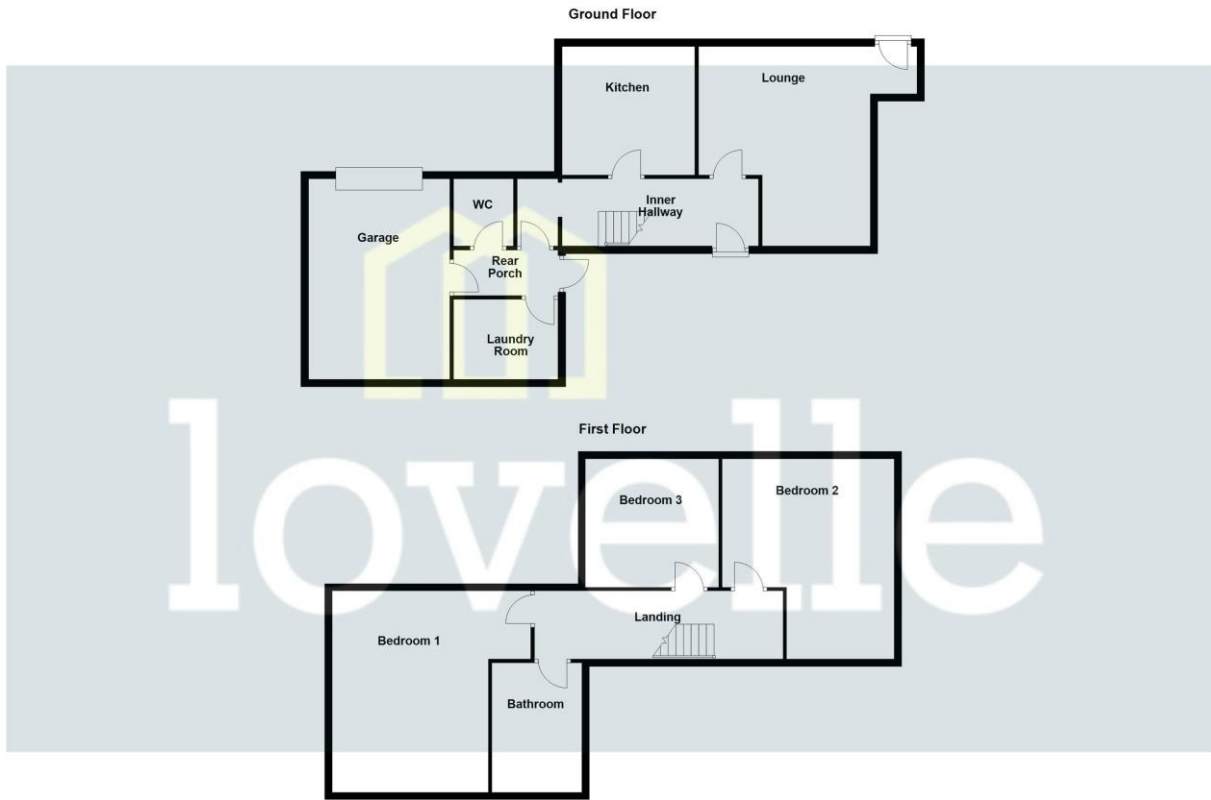
Material Information

The private access road is owned by the adjoining property with right of way access to Highfield Cottage. There is a right of way across the rear garden of Highfield Cottage to allow the adjoining property access to their oil tank. It is recommended to seek further advice from your legal representative.

Mobile and broadband

It is advised that prospective purchasers visit <https://checker.ofcom.org.uk/> in order to review available wifi speeds and mobile connectivity at the property.





Please be advised that the floor plan is not drawn to scale and is to be used for illustrative purposes only.
Plan produced using Planit

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01472 251918
grimsby@lovelle.co.uk

