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Heneage Road, Grimsby



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property it must be


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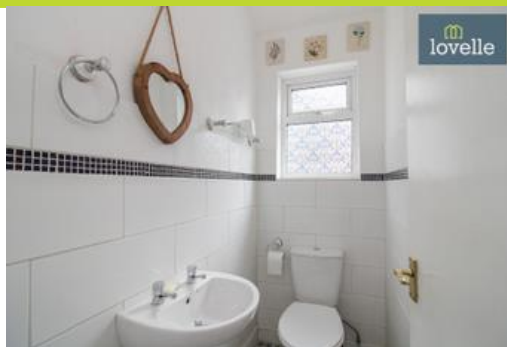
Offers over £99,950



For sale: A charming terraced property near Weelsby Woods, offering a blend of traditional character and modern comforts, ideal for families and first-time buyers, with spacious accommodation and no onward chain.

Key Features

- uPVC double glazing and gas central heating
- Two reception rooms with laminate flooring
- Dining room with French doors to garden
- Modern fully tiled bathroom with shower
- Separate WC on first floor
- EPC rating C
- Tenure: Freehold



For Sale: A splendid terraced property of good condition, located in a community well-served by public transport links and local amenities, and in the vicinity of the tranquil Weelsby Woods. This home is ideal for families and first-time buyers alike, promising comfortable and spacious accommodation with no onward chain.

The property features a charming blend of traditional character and modern comforts. The uPVC double glazing and gas central heating ensure a warm and cosy atmosphere throughout the year, while the front and rear gardens offer ample space for outdoor entertainment or relaxation.

Inside, the property boasts two reception rooms. The first is a welcoming lounge that invites you in with its laminate flooring, a charming bay window which allows plenty of natural light to stream in, and a characterful tiled fire surround. The second is a dining room, perfect for family meals and entertaining guests. It features a tiled floor, a useful storage cupboard, and French doors leading out to the garden, allowing for easy indoor-outdoor flow during summer gatherings. A unique feature is the serving hatch to the kitchen which adds a touch of convenience and tradition.

The kitchen itself is a chef's delight. It is fitted with wood effect units providing ample storage, plumbing for a washer, and space for a large gas oven, catering to all your culinary needs.

The sleeping accommodation is just as impressive. The property offers three spacious bedrooms. The first bedroom is a generous double with a sizeable storage cupboard. The remaining two bedrooms are also spacious, suitable for children, guests, or perhaps a home office.

The bathroom is a modern, fully tiled space comprising of a shower over bath, wc, sink, and a towel radiator. For additional convenience, the property also includes a separate, additional wc on the first floor.

This property is a wonderful blend of traditional features and modern comforts, offering spacious accommodation in a highly desirable location. It's waiting to become the perfect home for a new family or first-time buyers. Arrange your viewing today!

Measurements

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Lounge 4.20m X 3.06m
Dining Room 4.00m X 3.66m
Kitchen 2.64m X 3.63m
Bathroom 1.73m X 2.65m
Bedroom 1 4.12m X 3.63m
Bedroom 2 3.67m X 3.14m
Bedroom 3 2.72m X 2.50m
Separate Wc 2.72m X 2.50m

Disclaimer

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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.



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

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