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Cartergate, Grimsby

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£105,000



This immaculate end of terrace house combines period charm with modern convenience, featuring three bedrooms, two reception rooms, a stylish kitchen, a pleasant rear garden, and is ideally located in a central town area with excellent transport links and amenities, perfect for a family seeking a well-maintained home.

### Key Features

- Spacious End of Terrace
- Three Spacious Bedrooms
- Two Reception Rooms
- Modern Kitchen & Bathroom
- uPVC DG & GCH
- Central Town Location
- EPC rating TBC
- Tenure: Freehold





Presenting a distinguished end of terrace house, a perfect blend of period charm and modern convenience, for sale in a central town location. This property is in immaculate condition, reflecting its well-maintained status, and is ideally suited for families.

The house boasts three generous bedrooms, providing ample space for a growing family or for guests. A single, well-appointed bathroom services these bedrooms, ensuring no morning rush. The property features one stylish kitchen, fully equipped to meet all your culinary needs.

Adding to the charm and functionality of this house are the two spacious reception rooms, perfect for entertaining guests or enjoying family time. A unique attribute of this house is the rear laundry room, a practical addition that caters to the everyday needs of a family. An additional ground floor WC offers added convenience, particularly when hosting.

The property benefits from uPVC double glazing and gas central heating, making it a warm and cosy home in the colder months. Period features throughout the house add character and timeless appeal.

One of the property's notable features is its pleasant rear garden, offering a tranquil space for relaxation or outdoor activities.

The location of this property is highly desirable. It is well-served by public transport links and a variety of local amenities, making everyday living easy and convenient. The central town location means you are always close to the buzz of the city, yet able to enjoy the peacefulness of a residential area.

This immaculate end of terrace house, with its unique features and prime location, is sure to be a cherished home for any family.

## Measurements

Lounge 3.71m X 3.87m

Dining Room 3.98m X 2.99m

Kitchen 2.78m X 5.13m

Rear Lobby/Laundry Room 1.93m X 2.74m

Bedroom 1 3.95m X 4.87m

Bedroom 2 3.98m X 4.87m

Bedroom 3 3.67m X 2.82m

## 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.

## Mobile and broadband

It is advised that prospective purchasers visit [checker . ofcom . org . uk](http://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 PlanUp.

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