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Main Road, Saltfleetby



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property it must be


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£325,000

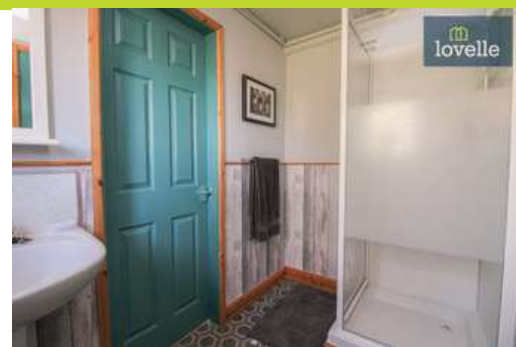


This immaculately presented detached cottage situated in the popular coastal village of Saltfleetby offers a unique blend of comfort and luxury, featuring two reception rooms, a well-appointed kitchen, two distinctive bedrooms, elegant bathrooms, stunning mature gardens, additional outdoor spaces, ample parking, and affordability under council tax band A, making it an ideal haven for discerning homebuyers.

Key Features

- Popular Coastal Village Location
- Immaculately Presented Detached Cottage
- Two Reception Rooms
- Conservatory Over Looking The Gardens
- Kitchen & Utility Room
- Two Bedrooms with En-suites
- Stunning, Mature, Well Maintained Gardens
- Workshop, Studio, Summer House & Garden Shed
- Ample Parking With Two Driveways
- EPC rating TBC
- Tenure: Freehold





Presenting a unique opportunity to acquire this immaculately presented detached cottage, situated in a popular coastal village location. This property is the epitome of quality and excellent taste offering a unique blend of comfort and luxury.

The property offers two reception rooms. Reception room one is a beautiful snug lounge with an exposed brick Inglenook and a cast-iron burner that provides a warm and inviting atmosphere. Reception room two, on the other hand, is an extension from the original cottage that serves as a spacious sunroom with space for dining and living, providing a cosy space to relax and bask in the natural light.

The house features a kitchen with solid wood units, complemented by a utility room providing additional storage and workspace. This kitchen space is perfect for any culinary enthusiast and is sure to inspire many home-cooked meals.

The property boasts two bedrooms, each displaying unique features. Bedroom one is located on the first floor and is a double room with an en-suite which features a classic three-piece suite, ensuring a relaxing bathing experience. for added privacy and convenience. Bedroom two is situated on the ground floor and has a unique Jack and Jill shower room, providing a practical and stylish solution for modern living.

Among the property's outstanding features are the stunning, mature, well-maintained garden. The conservatory overlooks these incredible gardens filled with lush lawns and several flower beds, offering a tranquil retreat to enjoy nature's beauty. The property also boasts two workshops/studios, a summer house, and a spacious garden shed, providing additional outdoor space for various activities.

Furthermore, the property benefits from two driveways that offer ample parking space for vehicles or caravan/motorhome. There's no need to worry about parking space when you have guests over or own multiple vehicles.

This house is listed under council tax band A, making it an affordable choice without compromising on the quality and luxury it offers and it benefits from uPVC double glazing throughout and electric heating.

In summary, this immaculate detached cottage offers a unique lifestyle opportunity ideal for those who appreciate quality and style. With its stunning features, beautiful gardens, and fantastic coastal village location, this house is more than just a home; it's a haven of tranquillity and comfort. It's an opportunity not to be missed for discerning homebuyers seeking a beautiful coastal home with character and charm.

Room Measurements

Ground Floor

Lounge: 10'04" x 11'04"

Kitchen: 5'10" x 9'11"

Utility Room: 5'05" x 7'08"

Sun Room: 21'04" x 7'07"

Ground Floor Bedroom: 7'09" x 10'02"

Conservatory: 8'04" x 7'10"

Ground Floor Shower Room: 4'10" x 7'10"

First Floor

Bedroom: 9'11" x 12'00"

Bathroom: 9'10" x 5'09"

Outside Space

Old Telephone Exchange: 7'08" x 14'03"

Workshop / Studio: 8'11" x 14'10"

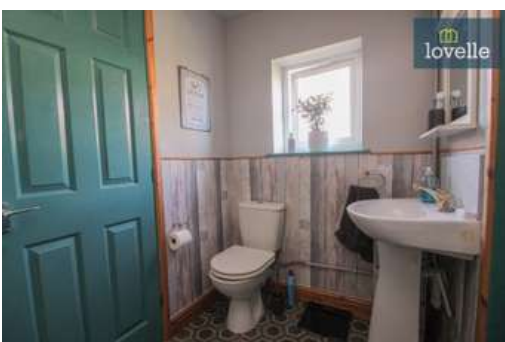
Timber Garden Shed: 7'06" x 9'11"

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.

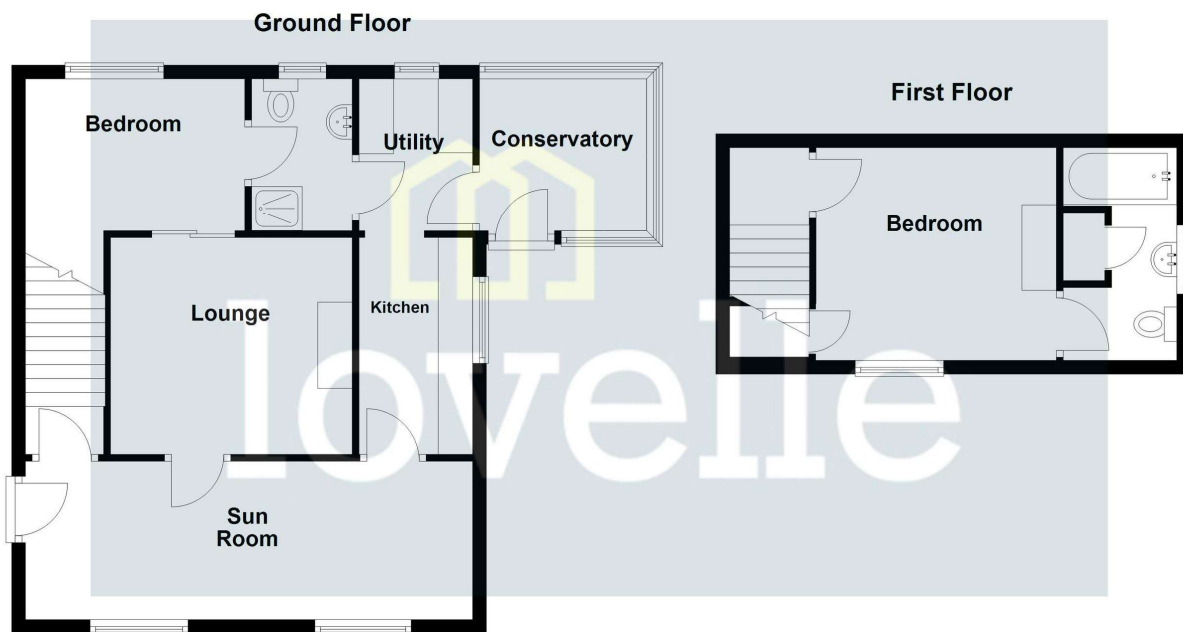
Mobile and Broadband Checker

It is advised that prospective purchasers visit 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 items such as window placements and bathroom/kitchen fixtures are not accurate, the plans are not to be relied upon and are to be used for illustrative purposes only.
Plan produced using PlanUp.

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