

Buy. Sell. Rent. Let.



Africa Close, Laceby Acres, Grimsby



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When it comes to
property it must be


lovelle



£192,000



This immaculate three-bedroom semi-detached home boasts stylish interiors, a modern open-plan kitchen, landscaped south-facing garden, garage and driveway, and is ideally located near top schools, amenities, and transport links—perfect for first-

Key Features

- Semi-Detached House
- Immaculate Condition Throughout
- Modern Kitchen & Bathroom
- Landscaped Gardens
- Garage & Driveway
- GCH & uPVC DG
- EPC rating U
- Tenure: Freehold





****NO CHAIN**** Presenting an immaculate semi-detached house perfectly situated in a sought-after location, ideal for first-time buyers and families. This beautifully maintained property features a welcoming hall adorned with stylish Amtico flooring and stairs that lead to the first floor. Underneath the stairs, you'll find a convenient cloakroom complete with WC and sink.

The spacious lounge is bathed in natural light and boasts a tasteful feature fire surround, complemented by a bespoke Haagenson storage unit built-in to the alcove—perfect for both relaxation and entertaining. The stunning open-plan kitchen and dining area is a true highlight, equipped with bespoke Haagensen units, a Neff oven, Bosch induction hob, Bosch microwave, and a Neff washing machine. A practical 1 & 1/2 sink and a breakfast bar provide further convenience, while French doors open elegantly onto the beautifully landscaped, southerly-facing garden, designed for seamless indoor-outdoor living.

Upstairs, three double bedrooms—all featuring Haagensen wardrobes—offer generous, well-appointed accommodation. The modern family bathroom includes a shower over the bath, sink, and WC, providing comfort and style for daily routines.

Additional features include uPVC double glazing, efficient gas central heating, and a private driveway with garage, ensuring ample storage and parking. The property enjoys easy access to public transport links, an array of local amenities, reputable nearby schools, and scenic walking routes.

This exceptional home is an outstanding opportunity to secure a quality residence in one of the area's most desirable neighbourhoods. Early viewing is highly recommended.

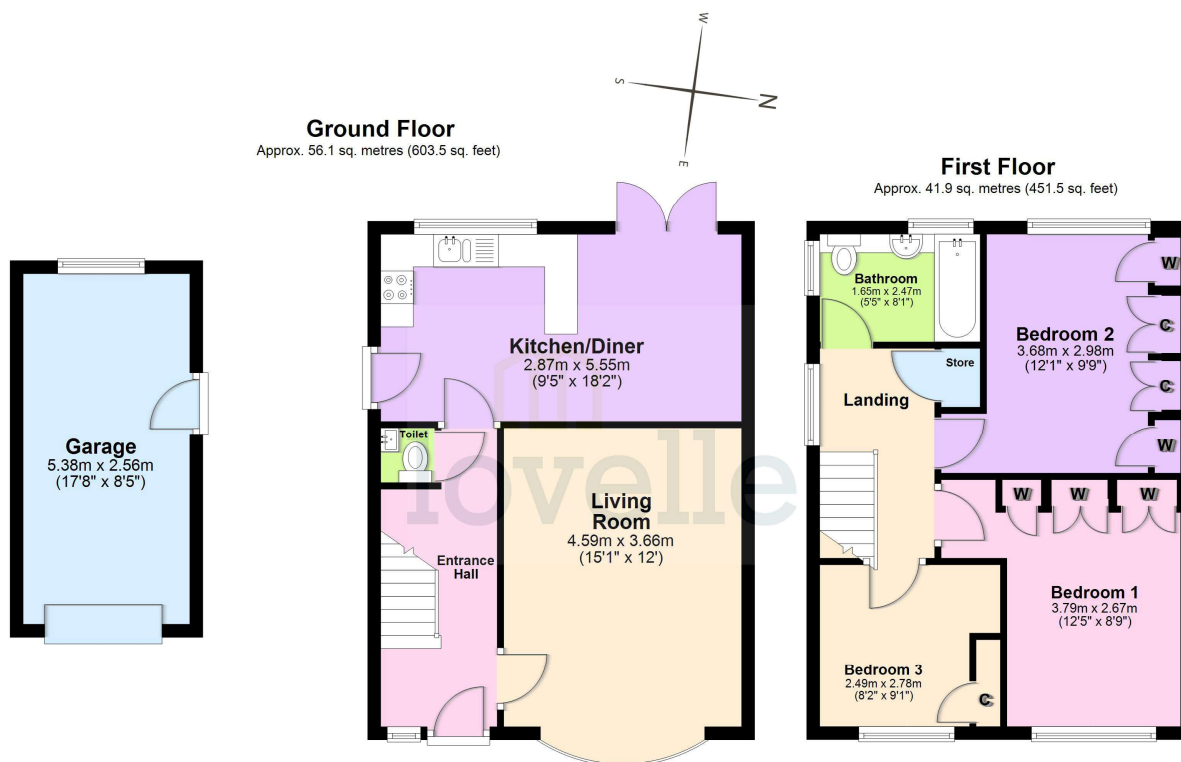
Disclaimer

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

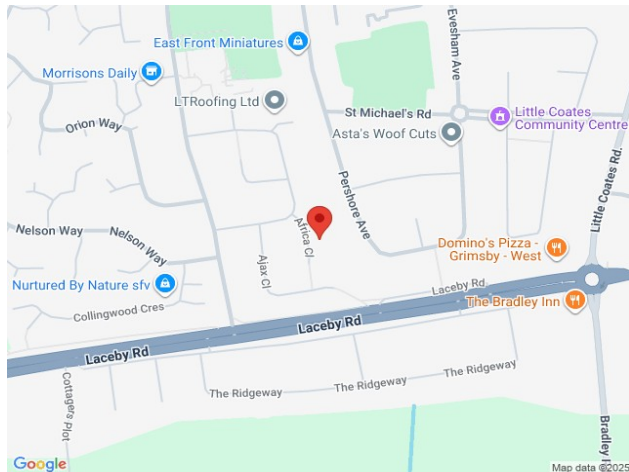
It is advised that prospective purchasers visit [checker . ofcom . org . uk](http://checker.ofcom.org.uk) in order to review available wifi speeds and mobile connectivity at the property.





Total area: approx. 98.0 sq. metres (1055.1 sq. feet)

The provided floor plan is intended for general informational purposes only and may not accurately represent the exact dimensions, layout, or features of the property. The floor plan should not be relied upon for making decisions about purchasing, renting, or modifying the property. Actual measurements and features may vary. It is recommended that interested parties conduct a physical inspection of the property to verify the accuracy of the floor plan and obtain specific information about the property's condition, amenities, and any other relevant details.
Plan produced using PlanUp.



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