

Buy. Sell. Rent. Let.



Woodlands Avenue, Immingham



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When it comes to
property it must be


lovelle



£155,000

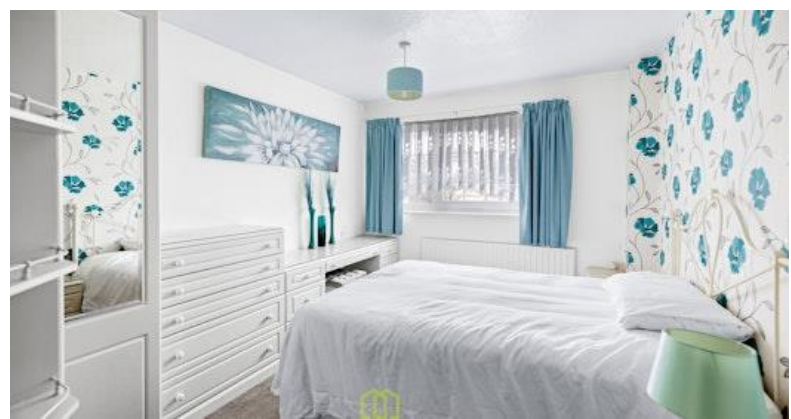
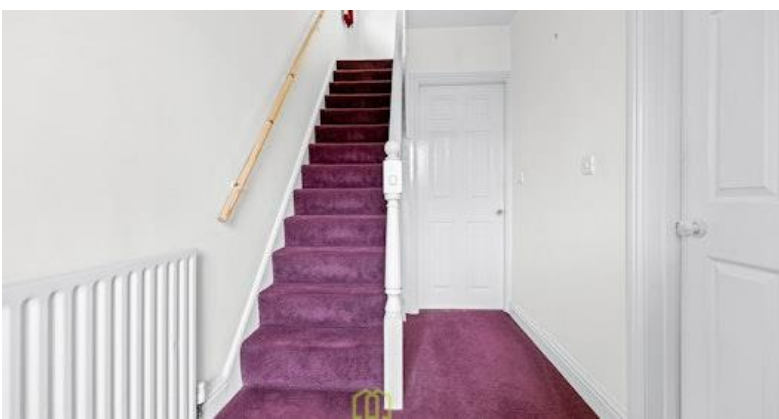


This detached three-bedroom house offers spacious living areas, a pleasant rear garden, driveway and garage, and excellent potential for first-time buyers or families, all within easy reach of local amenities and schools.

Key Features

- Detached house
- Three bedrooms
- Spacious lounge
- Kitchen & bathroom

- Driveway & garage
- uPVC DG & GCH
- EPC rating C
- Tenure: Freehold





Presented to the market is this detached three-bedroom house at Woodlands Avenue, Immingham, DN40 2LN, offering excellent potential for first time buyers, investors, and families. Nestled in an established location within Immingham Town, the property is conveniently positioned for access to public transport links, reputable local schools, and a range of amenities.

The residence features a spacious lounge, providing ample room for relaxation and entertaining. The kitchen is fitted with oak units, a practical dining space, an oven and hob, and a sink, making it ideal for family meals. All the bedrooms are well-proportioned, including two doubles, with the principal bedroom benefitting from built-in wardrobes, and a further single bedroom. The bathroom includes a shower over bath, sink, and wc, catering to the needs of family living.

Externally, the property is enhanced by a pleasant rear garden, perfect for outdoor enjoyment. Additional key features include uPVC double glazing, gas central heating, a driveway, and a garage, offering both comfort and convenience. While the property requires modernising, it presents a fantastic opportunity to create a personalised family home in a sought-after location. Early viewing is strongly recommended.

Disclaimer

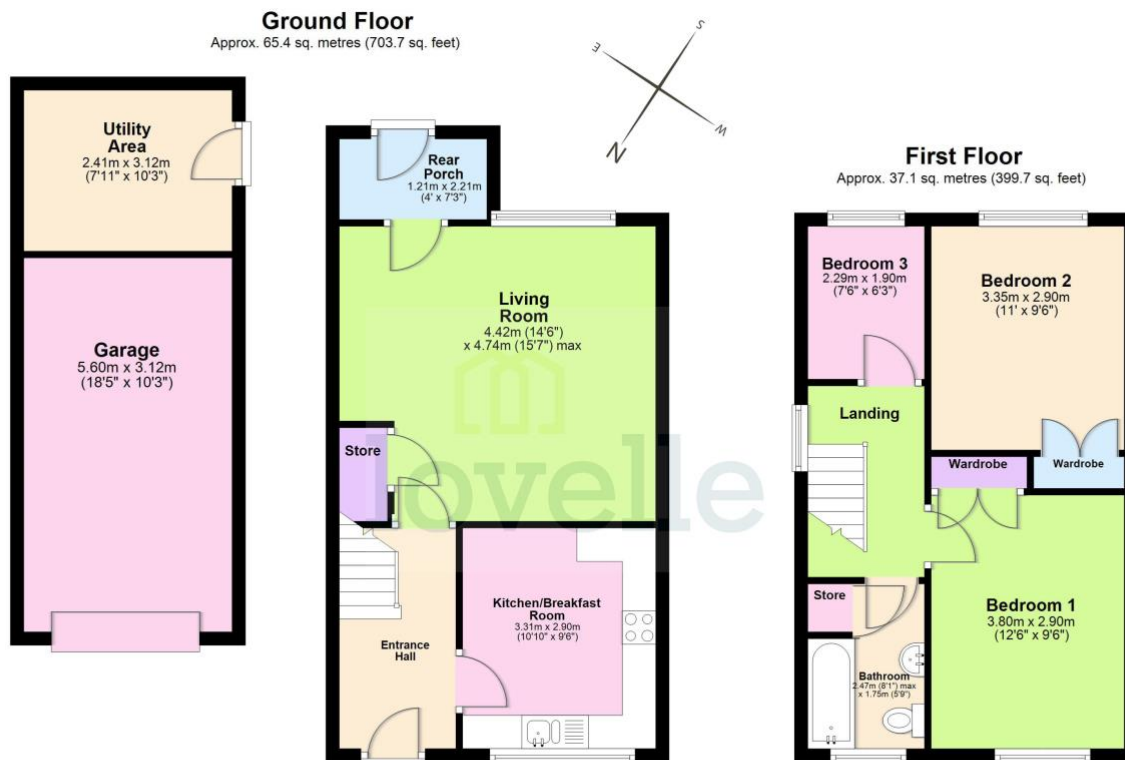
We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us 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 in order to review available wifi speeds and mobile connectivity at the property.





Total area: approx. 102.5 sq. metres (1103.4 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.

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