



- Non Standard Construction
- Semi Detached House
- 3 Good Size Bedrooms
- Lounge/Diner
- Conservatory
- Off Street Parking
- Garage
- Lawned Rear Garden

St. Lawrence Road, Scunthorpe, DN16 1RB,
£115,000





Starkey&Brown are delighted to offer for sale this non standard construction semi detached house on St. Lawrence Road, Scunthorpe. The accommodation briefly comprises of 3 good size bedrooms and family bathroom to the first floor, whilst downstairs boasts an entrance hall, L shaped lounge/diner, kitchen and conservatory. Additional features include off street parking (new driveway 2024), garage and an enclosed rear garden. The property sits in a fantastic central location with great amenities and transport links nearby. An internal inspection is highly recommended, call today to view! Freehold. Council tax band: A



Entrance Hall

Having door to the front aspect, radiator, coved ceiling and stairs rising to the first floor.

Lounge/Diner

14' 5" max x 22' 3" max (4.39m x 6.78m)

Having window to the front aspect, double doors into the conservatory, two radiators and coved ceiling.

Conservatory

10' 0" x 9' 9" (3.05m x 2.97m)

Having windows surrounding, doors to the rear garden and vertical radiator.



Kitchen/Breakfast Room

10' 9" x 11' 6" (3.27m x 3.50m)

Having window to the rear aspect, door to the side aspect, radiator, wall and base units with work surfaces over, inset sink and drainer unit, built in oven, hob and extractor, space for fridge freezer, space for washing machine, under stairs storage area and breakfast bar.

First Floor Landing

Having window to the side aspect, loft access, coved ceiling and cupboard with boiler.

Bedroom 1

14' 5" max x 11' 6" max (4.39m x 3.50m)

Having window to the front aspect, coved ceiling and radiator.



Bedroom 2

14' 5" max x 11' 9" max (4.39m x 3.58m)

Having window to the rear aspect and radiator.

Bedroom 3

9' 4" x 6' 8" (2.84m x 2.03m)

Having window to the front aspect and radiator.



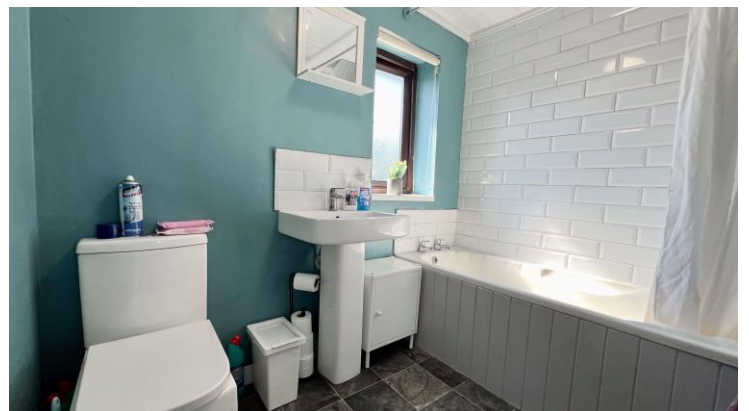
Bathroom

7' 4" x 5' 1" (2.23m x 1.55m)

Having window to the rear aspect, panelled bath with shower over, wash hand basin, low level WC and heated towel rail.

Outside

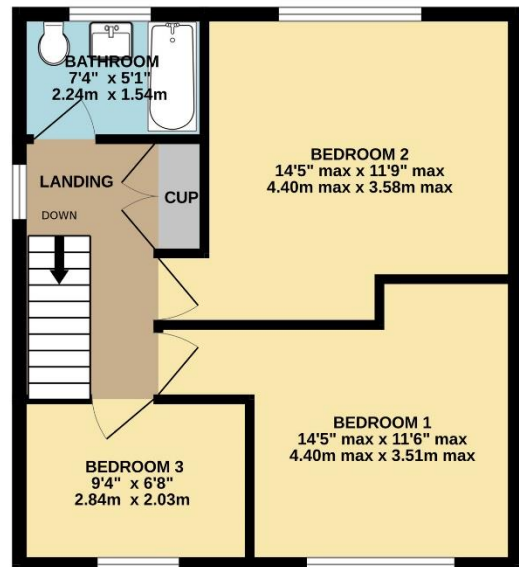
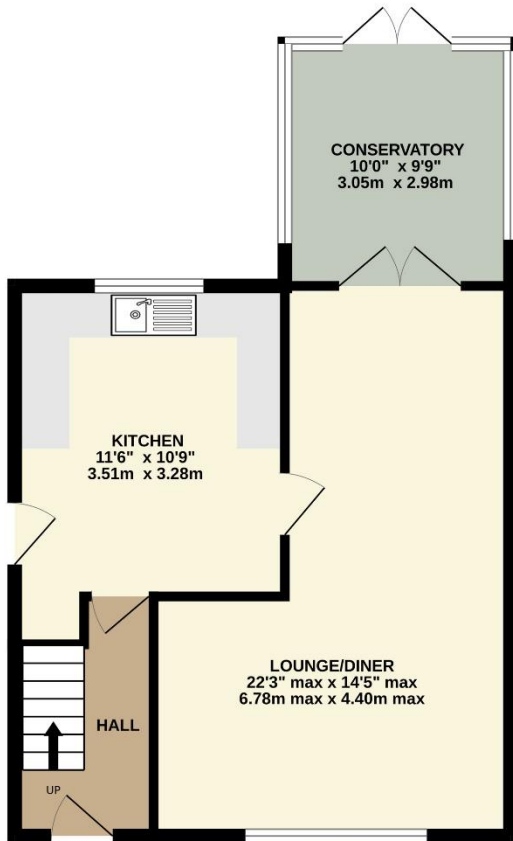
A driveway to the front provides off street parking, a shared area down the centre leads to further parking and the garage. The rear garden is mainly laid to lawn with a paved patio, fenced surround and gate to the side.





GROUND FLOOR

1ST FLOOR



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Important Information:

All measurements are approximate. We have not tested any appliances or services within this property and cannot verify them to be in working order or within the vendors/s ownership. We have not verified the tenure of the property, type of construction or the condition thereof. Intending purchasers should make appropriate enquiries through their own solicitors and surveyor etc, prior to exchange of contract.

1 Oswald Road, Scunthorpe, DN15 7PU
T: 01724 856100
E: scunthorpe@starkeyandbrown.co.uk



www.starkeyandbrown.co.uk



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