



- Bay Fronted Semi Detached House
- 3 Bedrooms
- 2 Reception Rooms
- Kitchen with Pantry
- Off Street Parking & Garage
- Good Size Garden
- Cul-de-sac Location
- Chain Free!

St. Michaels Crescent, DN16 1QA,
£129,950





Offered for sale with NO ONWARD CHAIN in the cul-de-sac location of St. Michaels Crescent, Starkey&Brown are delighted to present to the market this bay fronted semi detached house. The accommodation briefly comprises of 3 bedrooms and a bathroom to the first floor, whilst downstairs boasts an entrance hall, lounge, separate dining room and kitchen with pantry. The property also benefits from off street parking, good size rear garden which is mainly laid to lawn and an attached garage which includes a WC. An internal inspection is highly recommended, call today to view! Freehold. Council tax band: A



Entrance Hallway

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

Lounge

9' 7" max x 13' 1" into bay (2.92m x 3.98m)

Having uPVC double glazed window to the front aspect, radiator, coved ceiling and feature fireplace.

Dining Room

12' 7" x 11' 7" (3.83m x 3.53m)

Having uPVC double glazed window to the rear aspect, coved ceiling, radiator and feature fireplace.

Kitchen

7' 4" x 7' 1" (2.23m x 2.16m)

Having uPVC double glazed window to the rear aspect, radiator, wall and base units with work surfaces over, sink and drainer unit, space for oven, space/plumbing for white goods and door to pantry cupboard.

Ground Floor WC

Accessed via the garage. Having window into garage and WC.

First Floor Landing

Having uPVC double glazed window to the side aspect and coved ceiling.

Bedroom 1

9' 6" x 11' 0" (2.89m x 3.35m)

Having uPVC double glazed window to the front aspect, radiator and fitted wardrobes.

Bedroom 2

9' 9" x 11' 2" (2.97m x 3.40m)

Having uPVC double glazed window to the rear aspect, radiator and fitted wardrobes.

Bedroom 3

5' 6" x 7' 9" (1.68m x 2.36m)

Having uPVC double glazed window to the front aspect and radiator.

Bathroom

5' 1" x 5' 3" (1.55m x 1.60m)

Having uPVC double glazed window to the side aspect, panelled bath with shower over, wash hand basin, low level WC and access to the loft.

Outside Front

Having off street parking and garage.

Garage

7' 5" x 17' 0" (2.26m x 5.18m)

Having roller door to the front, door to the rear garden, windows to the side and rear, light, power and door to WC.

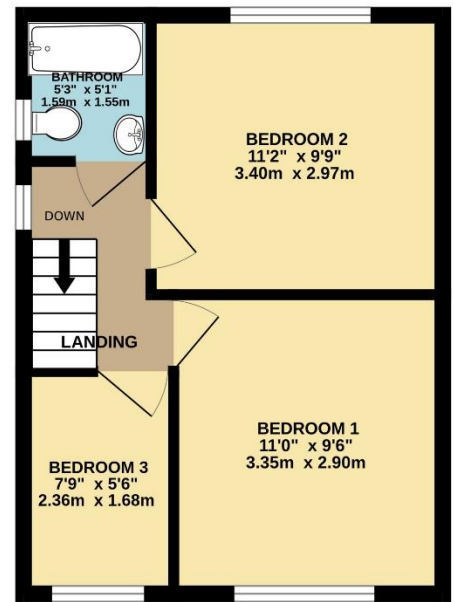
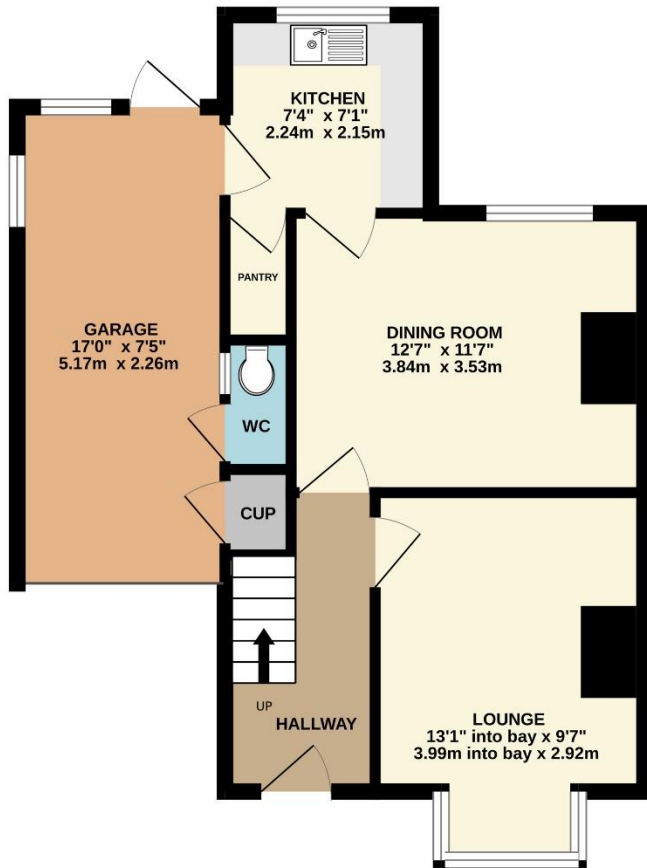
Outside Rear

The rear garden is mainly laid to lawn with a fenced surround, paved patio area, range of shrubs and shed.



GROUND FLOOR

1ST FLOOR



In order that we can assist you with your move as smoothly and efficiently as possible, our preferred Mortgage Adviser, can offer you advice on all your mortgage and protection needs, tailored to your individual circumstances. It will also be part of our qualifying process that you speak with our Mortgage Adviser when we ask the vendor to consider your offer. Your details may be passed onto third parties, please advise us if you do not wish this to happen.

Money Laundering regulations 2003: It is a mandatory requirement that all purchasers and sellers produce identification documentation before we can proceed with any sale. We thank you for your co-operation. Services: We regret that none of the services, equipment or appliances at the property have been tested by ourselves and therefore we cannot guarantee their working order or condition. Potential purchasers are strongly advised to carry out their own tests or enquiries before finalising their purchase. These particulars are issued as a general guide and do not form part of any contract nor do they at any stage represent factual information. Starkey & Brown trading as Starkey & Brown Ltd, 34 Silver Street, Lincoln, LN2 1EH. Company Registration Number 6081031

The information is provided and maintained by Starkey & Brown Estate Agents, Lincoln. Please contact selling agent or developer directly to obtain any information which may be available under the terms of the Energy Performance and Buildings (Certificates & Inspections) (England & Wales) Regulations 2007 and the Home Information Pack Regulations 2007.

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



**STARKEY
& BROWN**
YOUR LOCAL PROPERTY PEOPLE