



11 Cherrytree Gardens, Crowle, DN17 4GG

● A fantastic opportunity to step onto the property ladder with this 2-bedroom mid-terrace home ideally situated in the popular Market Town of Crowle. Offered with a flexible purchase option, buyers can secure a 25% shared ownership stake, with rent on the remaining share set at £363.23 per calendar month (inclusive of service charges) or purchase the property outright with **offers in the region of £140,000**. The accommodation is well laid out & briefly comprises hallway, downstairs WC, kitchen & living room with French doors opening onto the rear garden. First floor with 2-bedrooms & bathroom accessed from a small landing. Externally the property benefits from an attractive front garden with lawn & established shrubs while to the rear there is a private enclosed garden featuring a patio area, lawn & fenced boundaries. Crowle offers a range of local amenities along with excellent motorway links. Early viewing is highly recommended! Contact the agents today to arrange your viewing! ●

● 2-bedroom mid terrace house - **SHARED OWNERSHIP OPTION** - Rent on remaining 75% £363.23 pcm - Rent includes services/charges - **OPTION TO PURCHASE** 100% - Kitchen / WC / Living room - Two bedrooms / Bathroom ●

Price Region: £35,000

MID TERRACED HOUSE

THE PROPERTY A fantastic opportunity to step onto the property ladder with this two-bedroom mid-terrace home ideally situated in the popular Market Town of Crowle. Offered with a flexible purchase option, buyers can secure a 25% shared ownership stake, with rent on the remaining share set at £363.23 per calendar month (inclusive of service charges) or purchase the property outright with offers in the region of £140,000.

The accommodation is well laid out and briefly comprises a hallway, downstairs WC, kitchen and living room with French doors opening onto the rear garden. To the first floor there are two bedrooms and bathroom accessed from a small landing. Externally the property benefits from an attractive front garden with lawn and established shrubs, while to the rear there is a private enclosed garden featuring a patio area, lawn, and fenced boundaries. Crowle offers a range of local amenities along with excellent motorway links. Early viewing is highly recommended to fully appreciate what this lovely home has to offer. Contact the agents today to arrange your viewing!

CANOPIED ENTRANCE HALLWAY Staircase leading off to the first-floor landing and bedrooms. Radiator.



CLOAKROOM Front facing window. WC and pedestal hand wash basin. Tiled splash back. Radiator,



KITCHEN 10' 10" x 5' 6" (3.311m x 1.693m) Front facing window. Base and wall fitted cupboards with drawers. Worktop incorporating a one and half bowl single drainer sink with mixer tap and tiled splash backs. Four ring gas hob with extractor fan above and built in oven below. Provision for whitegoods



LIVING ROOM 15' 1" x 12' 4" (4.608m x 3.773m) Rear facing French door with glass side screens opening onto the garden. Electric fire with marble effect inset and hearth. Television point. Built in storage cupboard. Radiator.



LANDING Loft access. Radiator.

BEDROOM 1 12' 3" x 10' 1" (3.742m x 3.074m) Rear facing window. Fitted wardrobes with central drawers. Fitted high level cupboards. Television point. Radiator



BEDROOM 2 12' 3" x 8' 9" (3.748m x 2.682m) Front facing windows. Built in storage wardrobe. Television point. Radiator.



BATHROOM 6' 5" x 5' 5" (1.979m x 1.657m) Low level pedestal hand wash basin and WC. Bath with shower over. Tiled walls. Vertical heated towel rail. Downlights.



OUTSIDE Externally the property benefits from an attractive front garden with lawn and established shrubs, while to the rear there is a private enclosed garden featuring a patio area, lawn, and fenced boundaries.



FLOOR PLAN TO GO HERE

SERVICES: Mains water, electricity, drainage and gas

LOCAL AUTHORITY: North Lincolnshire Council

COUNCIL TAX: Band: A

TENURE: Freehold assumed

VIEWING: Strictly by appointment with Keith Clough Estate Agents – 01427 873236