



**5 Eastfield Road
Messingham, DN17 3PQ
£290,000**

Bella
properties

Beautifully presented by the current owners with a complete renovation, Bella Properties welcomes to the market this charming detached bungalow located on Eastfield Road, in the always sought after Messingham. Ideal for couples or small families, this property is ready for any lucky buyer to move into with tasteful, neutral décor throughout and is sold with the added benefit of no onward chain.

Briefly, this property comprises the entrance porch leading to the hallway, a spacious lounge/diner open plan with the modern kitchen, two double bedrooms and the three piece bathroom. Externally, there are beautifully presented gardens to the front and rear, off road parking and a detached, brick built garage.

This bungalow is in a great location close to local amenities including shops, pubs, doctors surgery and transport links to further afield. In conclusion, this bungalow offers a unique opportunity to acquire a detached home in a sought-after location. Don't miss out on this opportunity, get in touch to arrange a viewing!



Porch 10'0" x 3'1" (3.07 x 0.95)

Entrance to the property is via the front uPVC French doors and into the porch. Internal uPVC door leads to the hallway.

Hallway 14'11" x 8'2" (4.55 x 2.49)

Entrance from the porch, internal doors lead to the lounge/diner, kitchen, two bedrooms and bathroom. Wooden flooring with coving to the ceiling, spotlights and central heating radiator.

Lounge/Diner 21'11" x 12'11" (6.69 x 3.94)

Wooden flooring with coving to the ceiling, spotlights, two central heating radiators and log burning stove. uPVC window faces to the front of the property and uPVC French doors lead to the rear garden.

Kitchen 11'5" x 13'9" (3.5 x 4.21)

Tiled flooring with coving to the ceiling, spotlights and uPVC window facing to the rear of the property. A beautiful, modern kitchen unit with base height and wall mounted units, integrated fridge/freezer, oven, hob and overhead extractor fan, dishwasher, sink and drainer and corner unit with ample storage. Space and plumbing for washer.

Bedroom One 11'10" x 13'11" (3.63 x 4.25)

Carpeted with coving to the ceiling, central heating radiator and uPVC window faces to the front of the property.

Bedroom Two 9'10" x 12'5" (3.02 x 3.79)

Carpeted with coving to the ceiling, central heating radiator and uPVC window faces to the rear of the property.

Bathroom 8'2" x 9'1" (2.49 x 2.77)

Vinyl effect wooden flooring with partially tiled walls, coving to the ceiling, heated towel rail and uPVC window faces to the side of the property. A three piece suite consisting of double shower cubicle, sink with vanity unit and toilet.

External

To the front of the property is a well presented lawned and gravelled garden with a driveway offering off road parking. The driveway, which boasts parking for up to three vehicles, leads down the side of the property to the detached, brick built garage and rear garden. The rear garden is beautifully presented and mainly laid to lawn, with decking areas for entertaining, summerhouse and shrubs and borders.

Disclaimer

The information displayed about this property comprises a property advertisement and is an illustration meant for use as a guide only. Bella Properties makes no warranty as to the accuracy or completeness of the information.





Floor Plan



Total area: approx. 87.8 sq. metres

Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan. You or your advisors should conduct a careful, independent investigation of the property to determine your satisfaction as to the suitability of the property for your space requirements.

Plan produced using PlanUp.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
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