



**FARROW**  
ESTATE AGENTS



78 Elsenham Road, Grimsby, DN31 2QR  
Offers in the region of £69,950



3



1



2



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## Floor Plan



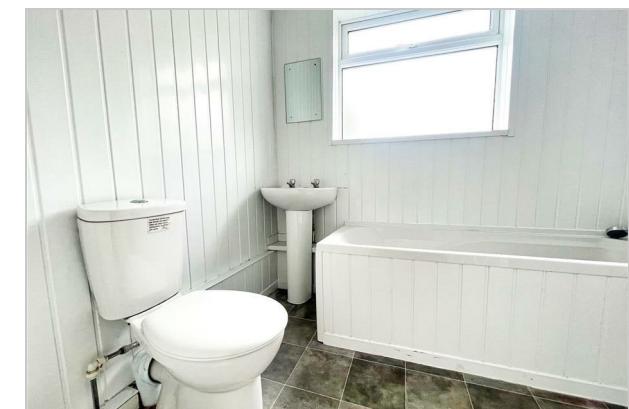
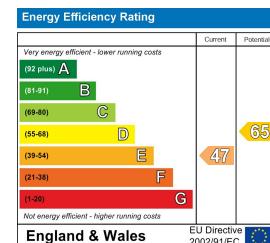
## Accommodation

- Perfect For First Time Buyers / Investors
- Chain Free Vendor Wanting A Quick Sale
- Strictly Cash Buyers Only!
- Serious Buyers Only! No Time Wasters
- Fairly New Boiler
- Gas Central Heating & Double Glazing
- Slight Refurbishment Required
- Rather Spacious Lounge / Diner
- Easy Access To The A180 Motorway
- Walking Distance To Grimsby Town Centre

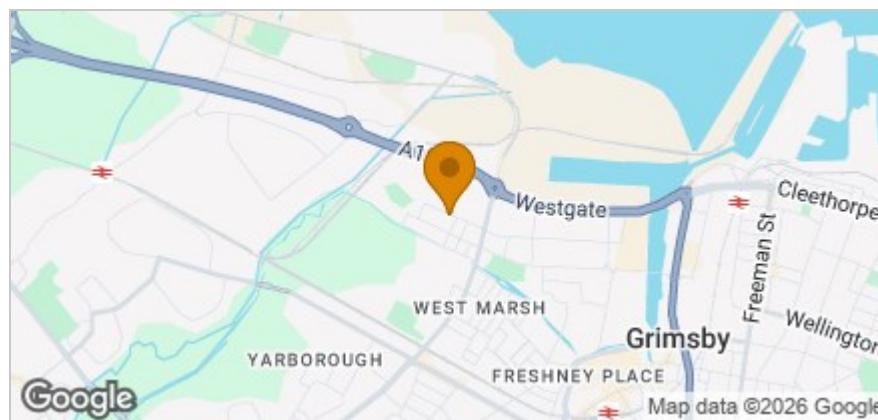
## Viewing

Please contact our Farrow Estate Agents Office on 01472 355864 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



## Area Map



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.