Joy Walker

ESTATE AGENTS



18 Fuller Street

Cleethorpes, North East Lincolnshire DN35 7QD

SOLD BEFORE MARKETING

Situated on Fuller Street in the popular coastal town of Cleethorpes, this three-bedroom mid-terraced property offers spacious accommodation and would make an ideal purchase for first-time buyers, families or investors alike. The property briefly comprises a welcoming entrance hallway, a comfortable lounge providing a great space to relax, and a fitted kitchen offering practical everyday living space. To the first floor are three well-proportioned bedrooms, along with a family bathroom. Externally, the property benefits from an enclosed rear yard, providing useful outdoor space. Conveniently located within easy reach of Cleethorpes town centre, local shops, schools and transport links, the property is ideally positioned for access to a range of local amenities and the seafront. Early viewing is highly recommended to appreciate the accommodation and location on offer.

Chain Free £94,500

- THREE BEDROOM MID-TERRACED PROPERTY
- POPULAR CLEETHORPES LOCATION
- SPACIOUS LOUNGE
- FITTED KITCHEN
- THREE WELL-PROPORTIONED BEDROOMS
- FAMILY BATHROOM
- ENCLOSED REAR YARD
- IDEAL FIRST-TIME BUY OR INVESTMENT
- CLOSE TO LOCAL AMENITIES AND SCHOOLS
- EARLY VIEWING HIGHLY RECOMMENDED

58 St Peters Avenue, Cleethorpes, Lincolnshire, DN35 8HP Telephone: 01472 200818 Fax: 01472 200618

www.joywalker.co.uk

TENURE - FREEHOLD

We are informed by the seller that the tenure of this property is Freehold. Confirmation / verification has been requested. Please consult us for further details.

COUNCIL TAX BAND & EPC RATING

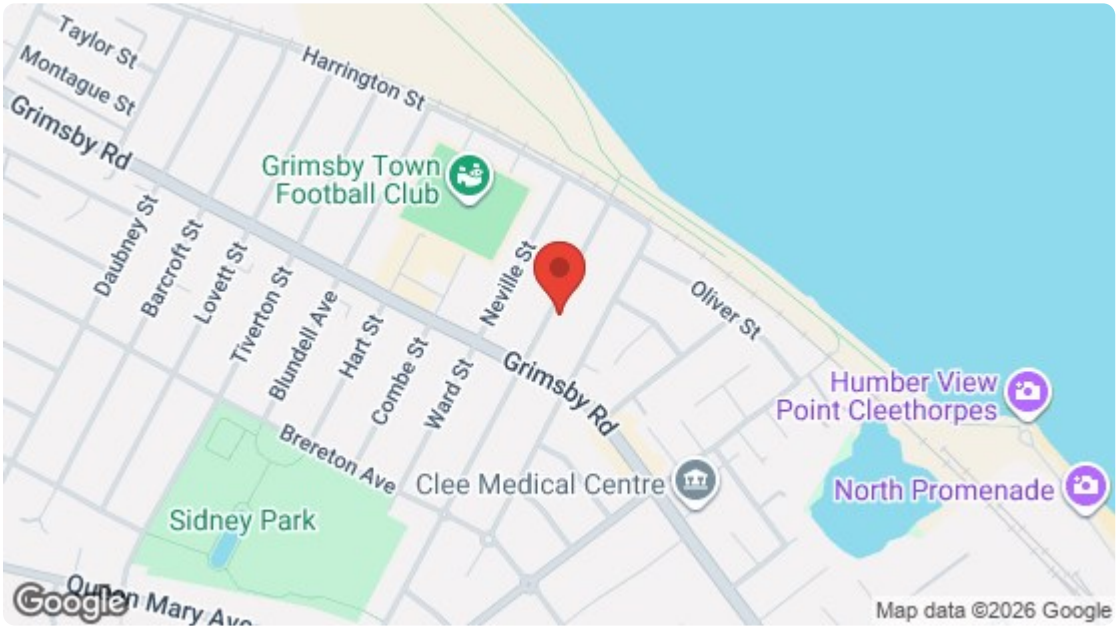
Council Tax Band - A
EPC - G

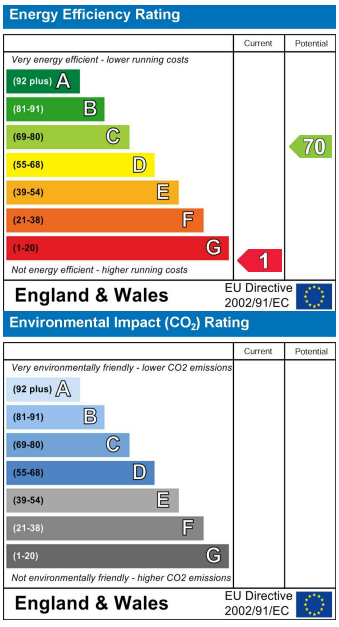
VIEWING ARRANGEMENTS

Please contact Joy Walker Estate Agents on 01472 200818 to arrange a viewing on this property.

OPENING TIMES

Monday - Friday 9.00 am to 5.15 pm. Saturday 9.00 am to 1.00 pm





For clarification, we wish to inform prospective purchasers that we have not carried out a detailed survey, nor tested the services, appliances and specific fittings for this property. All measurements and floor plans provided are approximate and for guidance purposes only. The particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute any part of an offer or contract. All descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct and any intending purchaser or tenant should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. No person in the firms employment Ltd has any authority to make or give any representation or warranty whatever in relation to this property. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information, particularly if you contemplate travelling some distance to view the property.