



Stephenson Avenue, Gonerby Hill Foot, Grantham NG31 8QB



welcome to

Stephenson Avenue, Gonerby Hill Foot Grantham

GUIDE PRICE £225,000 - £235,000 This lovely three bedroom semi detached house in the popular location of Gonerby Hill Foot, comprises of lounge/diner, kitchen, bathroom, rear garden with large workshop/hobby area. The property has parking for two/three cars.



Entrance

Entering the property through a part glazed door into the entrance hall with laminate flooring, a radiator and doors leading of to the lounge and kitchen and staircase leading to the first floor landing.

Lounge

12' 11" max x 16' 8" max (3.94m max x 5.08m max)

With a window to the rear aspect, laminate flooring, radiator and patio doors leading out to the rear garden.

Dining Kitchen

11' 1" x 10' 4" (3.38m x 3.15m)

With wooden units and work top, with breakfast bar. Stainless sink and drainer, electric oven and hob and extractor hood above. Decorative tiles to the walls and a tiled floor. Window to the front aspect, space for a washing machine and a fridge freezer, radiator, and door leading to the driveway.

First Floor Landing

Carpeted, airing cupboard, doors leading to the bedrooms and family bathroom, and hatch access to the loft (vendor advises is partly boarded & loft ladder).

Bedroom One

12' 11" x 9' 9" min (3.94m x 2.97m min)

With a window to the rear, radiator, carpet.

Bedroom Two

11' 7" x 7' 11" min (3.53m x 2.41m min)

With window to the front, carpet, radiator.

Bedroom Three

7' 4" x 6' 5" (2.24m x 1.96m)

With window to the rear, radiator, carpet.

Family Bathroom

8' 2" x 5' 8" (2.49m x 1.73m)

With a window to the front aspect, bath with electric shower over, pedestal wash hand basin, low level WC, laminate flooring, spotlights to the ceiling, tiling to the walls and a radiator.

Description Outside

Approaching the property there is a paved area under the front porch, maintenance free front garden, and gravelled driveway leading down the side to the garage for approximate three vehicles and an outside tap,

The rear garden has a paved patio area for outside dining, fencing, and large workshop, with a wall mounted consumer unit.

The garage has an up and over door with power and lighting including worktop benches and shelving.



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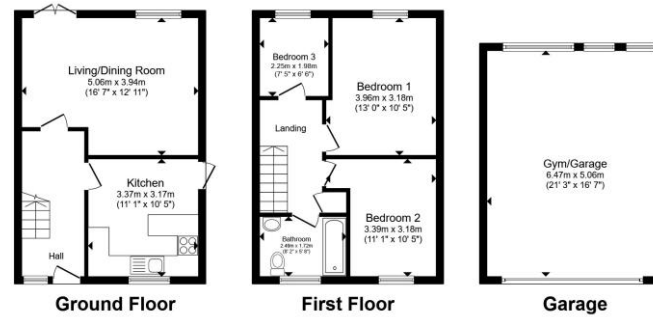


welcome to

Stephenson Avenue, Gonerby Hill Foot Grantham

- IDEAL FIRST TIME BUYER HOME
- PRESENTED TO A VERY GOOD STANDARD THROUGHOUT
- LOUNGE AND DINING KITCHEN
- THREE BEDROOMS AND FAMILY BATHROOM
- DRIVEWAY

Tenure: Freehold EPC Rating: D
Council Tax Band: B



guide price

£225,000 - £235,000

Total floor area 107.7 m² (1,160 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



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Property Ref:
GST114273 - 0003

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