



Elm Way, Messingham SCUNTHORPE DN17 3UR

welcome to

Elm Way, Messingham SCUNTHORPE

A modern and beautifully presented four-bedroom detached home in Messingham, offering an open-plan kitchen/dining/lounge with underfloor heating, sitting room, utility/play area, downstairs WC, master en-suite, driveway for two cars, and a lawned rear garden with patio and two sheds.



Entrance Hall

Double-glazed front entrance door, shoe and coat cupboard.

Sitting Room

Two double-glazed windows and a radiator.

Utility/Playroom

This room is garage conversion which includes two double-glazed windows, central heating boiler, and plumbing for washing machine.

Lounge Area

Electric fireplace, double-glazed French doors and underfloor heating.

Open Plan Kitchen/Dining Room

Fitted kitchen with the range of wall and base cupboards, sink and drainer, marble work tops, oven and hob, built-in microwave, cooker hood, underfloor heating, conservatory style 5 double-glazed windows in the dining area, and double-glazed French doors.

Cloakroom

WC, wash hand basin, double-glazed window to side aspect and a radiator.

Landing

Stair from entrance hallway, cupboard, airing cupboard and access to the part boarded loft with loft ladder.

Bedroom One

Two double-glazed windows , fitted wardrobe and a radiator.

En-Suite

Double-glazed window, shower cubicle, WC, wash hand basin with vanity unit, and heated towel rail.

Bedroom Two

Double-glazed window , fitted wardrobe and a radiator.

Bedroom Three

Double-glazed window , fitted wardrobe and a radiator.

Bedroom Four

double-glazed windows, and a radiator.

Bathroom

Bath with mixer taps and a shower over, WC, wash hand basin with vanity unit, heated towel rail, and a window to side aspect.

Rear Garden

Lawned garden accessed via secure gate, also includes patio area and timber fencing forming boundary.

Outbuildings

Composite shed 8x6
Timber shed 8x6



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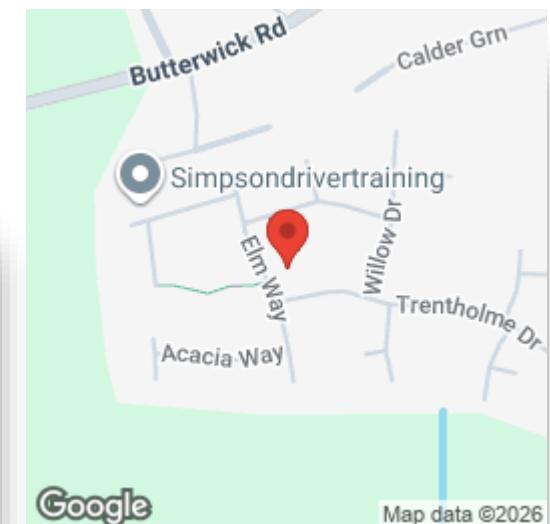
Elm Way, Messingham SCUNTHORPE

- Detached four-bedroom family home
- Stunning open-plan kitchen, dining and lounge
- Underfloor heating throughout the open-plan area
- Master bedroom with modern en-suite
- Driveway parking for approx. two vehicles

Tenure: Freehold EPC Rating: C

Council Tax Band: D

£325,000



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