



Orchards Croft, Grimsby, DN33 2QD

Offers Over £365,000

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Orchards Croft, Grimsby, DN33 2QD

A beautiful four bedroom detached house with a superb open plan ground floor layout and a wonderful family home feel throughout.

Set in a small cul-de-sac in the village of Scartho, with excellent shops and local facilities, you will find this eye-catching detached family home. With a good finish throughout you will discover an incredible open plan ground floor space which incorporates a living space, a family dining space big enough for the largest of dining tables and a beautifully fitted kitchen. In addition there is a further ground floor room which could make a lovely sitting room, home office, playroom and more, as well as a utility room and cloakroom.

On the first floor are four bedrooms and a lovely bathroom suite, the primary bedroom having a wonderful en suite shower room with double basin vanity unit and large walk-in shower.

The property is approached with a large driveway for parking numerous cars and leads to the detached double garage whilst at the rear is a lawned and patio garden with gazebo.





Entrance Hall

A lovely, welcoming hallway which has an open tread hardwood staircase to the first floor, large porcelain tiles to the floor which extend through to the open plan living/kitchen/dining/family space. A timber front entrance door, double glazed window and a radiator.

Living Room

5.26m x 3.92m (17'3" x 12'10")

A wonderful living room that forms part of a larger open plan space which incorporates the kitchen and dining spaces. It has porcelain tiles to the floor with a central cosy carpeted area, a traditional open fire with a brick surround and oak mantle above. There is a double glazed bow window to the front elevation and a radiator.

Dining/Family Room

4.21m x 3.01m (13'9" x 9'10")

This open plan room offers so much additional family and dining space. It is fitted with an excellent range of units which would make an fantastic bar area and incorporates a secondary fridge/freezer. With the continuation of the porcelain floor tiles, two double glazed windows and a radiator.





Kitchen/Diner

7.51m x 3.03m (24'7" x 9'11")

This beautifully finished dark wood style kitchen has plenty of fitted units which incorporate NEFF appliances, including two ovens, an induction hob and a dishwasher. The units are complimented with beautiful Quartz worktops which features a countersunk double bowl sink with routed draining area.

To the end of the kitchen is a breakfast bar area and there is additional space for a dining table and other furniture. There is a double glazed window at the sink and a double glazed door to the rear garden. The porcelain tiled floor continues through this entire space.

Home Office/Sitting Room

A fantastic multi-function room which could be used as a home office, playroom, ground floor bedroom amongst other uses. It has a double glazed window and a radiator.



Utility Room

Fitted with a good range of units which incorporates a sink, plumbing for a washing machine and space for a dryer. It also has the gas central heating boiler, which is neatly concealed within a cupboard.

Landing

Providing access to all four bedrooms and the bathroom.

Bedroom 1

4.29m x 3.97m (14'0" x 13'0")

A spacious primary bedroom with a double glazed window and a radiator, and plenty of space for wardrobes and other bedroom furniture.



En-Suite Shower Room

A quite stunning en-suite, featuring a large walk-in shower with glazed screens and tiled walls, a 'his and hers' double sink in a floating drawer vanity unit with large mirror above and a low flush w.c. Extensively tiled walls and tiled floor, a double glazed window and a heated towel rail.

Bedroom 2

4.39m x 2.68m (14'4" x 8'9")

A good double room with dual aspect double glazed windows and a radiator.

Bedroom 3

3.65m x 2.35m (11'11" x 7'8")

Having a double glazed window and a radiator. Also having a built in airing cupboard with the hot water cylinder.





Bedroom 4

3.75m x 2.07m (12'3" x 6'9")

Having a double glazed window and a radiator.

Bathroom

A lovely modern, white suite bathroom which is predominantly tiled and includes a wet room style shower, separate bath, hand basin and low flush w.c. A double glazed window and a heated towel rail.

Garden

The property stands beautifully in well maintained front gardens which has a large driveway to the side for numerous vehicles and an electric car charging point.

The rear garden is partially lawned and has a patio area which is partially covered with a gazebo, making it a good entertaining space whatever the weather.



Garage

A brick built double garage with electric up & over door, a courtesy door, electrical sockets and lighting.



This floor plan is not drawn to scale. It is for guidance purposes only and should not be relied upon to accurately reflect the property dimensions



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