

Buy. Sell. Rent. Let.



Brookfield Road, Scartho, Grimsby



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When it comes to
property it must be


lovelle



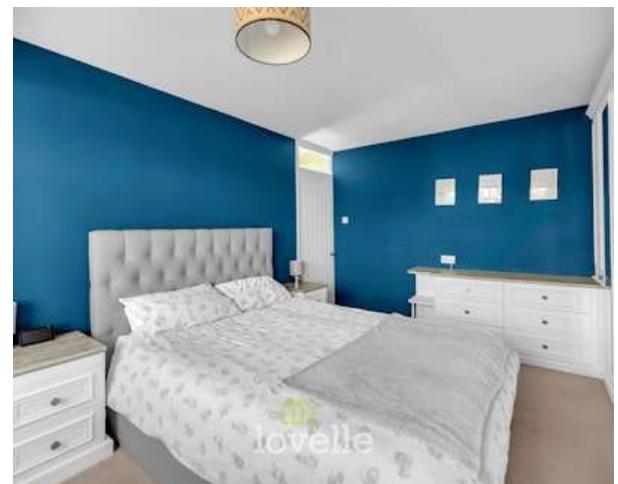
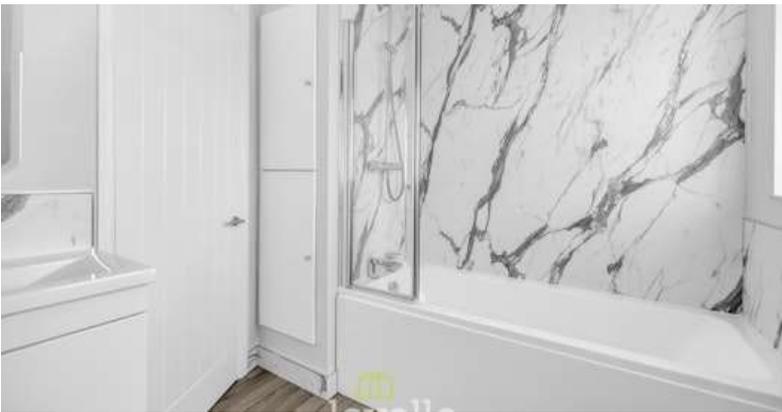
£195,000



A well-presented three-bedroom semi-detached house for sale in the popular village of Scartho, Grimsby, featuring a bay-fronted lounge with log burner, modern kitchen-diner, driveway and garage, pleasant rear garden, and convenient access to local amenities, schools and transport links.

Key Features

- Semi-detached house
- Superbly presented throughout
- Three bedrooms
- Modern kitchen & bathroom
- Large driveway & garage
- Pleasant gardens
- EPC rating TBC
- Tenure: Freehold





Lovelle offer to market this three-bedroom semi-detached house in the popular village of Scartho, Grimsby. Well positioned on a corner plot, the property benefits from a large driveway and garage, making it practical for families and first-time buyers.

A light and welcoming entrance hall with wooden flooring and stairs to the first floor sets the tone on arrival. The main reception room is a comfortable lounge featuring a bay window, wooden flooring and a working log burner. The modern kitchen provides a range of units, oven and hob, dishwasher, plumbing for a washing machine, space for an American-style fridge, and room for a dining table, creating a sociable cooking and eating area.

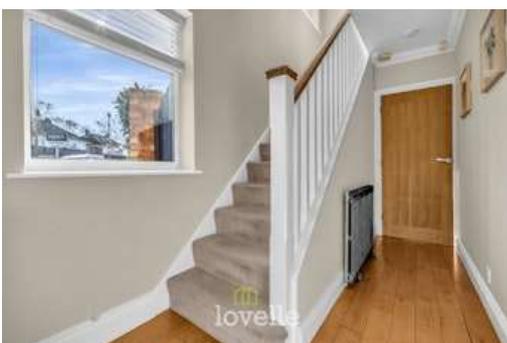
Upstairs, there are three bedrooms. The main bedroom is a double with built-in wardrobes, while the second is also a double. The third bedroom is sizable for a third room and offers flexibility for use as a bedroom, study or nursery. The bathroom is fitted with a rainfall shower over the bath, sink with vanity unit, WC and towel radiator.

Outside, the property enjoys a pleasant rear garden, perfect for entertaining or enjoyment. uPVC double glazed and gas central heated throughout the home for efficiency and comfort.

Scartho village provides local amenities including shops, cafes, pubs and medical facilities, along with access to well-regarded nearby schools. There are good walking routes in and around the village, with green spaces and parks within easy reach. Public transport links connect Scartho to Grimsby town centre and the wider area, with Grimsby Town railway station offering services towards Sheffield, Doncaster and Manchester, typically within 1-2 hours depending on route. Regular bus services run along the main routes between Scartho and central Grimsby, supporting convenient commuter and leisure travel.

Disclaimer

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view.





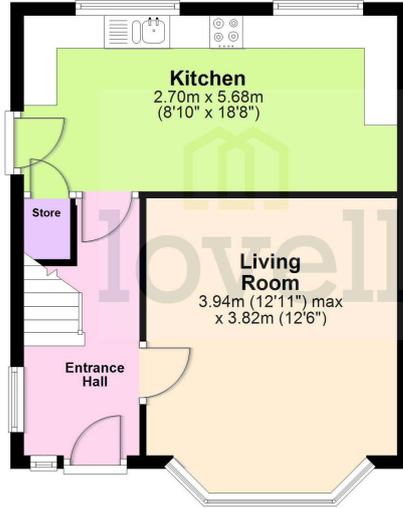
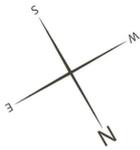
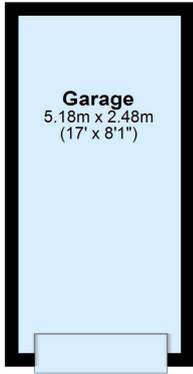
Mobile and broadband

It is advised that prospective purchasers visit checker.ofcom.org.uk in order to review available wifi speeds and mobile connectivity at the property.



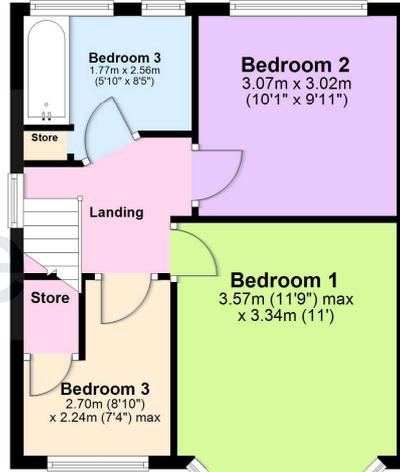
Ground Floor

Approx. 51.6 sq. metres (555.5 sq. feet)



First Floor

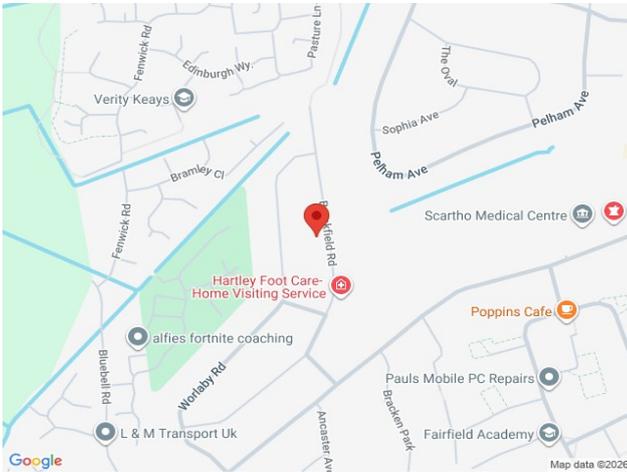
Approx. 38.7 sq. metres (416.4 sq. feet)



Total area: approx. 90.3 sq. metres (971.9 sq. feet)

The provided floor plan is intended for general informational purposes only and may not accurately represent the exact dimensions, layout, or features of the property. The floor plan should not be relied upon for making decisions about purchasing, renting, or modifying the property. Actual measurements and features may vary. It is recommended that interested parties conduct a physical inspection of the property to verify the accuracy of the floor plan and obtain specific information about the property's condition, amenities, and any other relevant details.

Plan produced using PlanUp.



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