



## 6 DAWLISH ROAD

GRIMSBY, DN33 3DN

£255,000  
FREEHOLD

A beautifully modernised and spacious 3/4 bedroom detached bungalow set on a fantastic plot in the heart of Scartho. Offering flexible living space, a stunning open-plan kitchen diner, detached garage, and a private position on its own section of the road. A rare opportunity in a sought-after village location.



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## DESCRIPTION

A truly stunning and modern detached bungalow, this beautifully presented 3/4 bedroom home is positioned on a fantastic-sized plot in a highly desirable part of Scartho village. Uniquely situated on its own private section of the road, the property enjoys excellent privacy, complete with a detached garage and ample space around the home.

Inside, the property has been greatly enhanced by the current owners to offer bright, spacious accommodation with a modern and versatile layout. At the heart of the home is a contemporary open-plan kitchen and dining area, which flows beautifully through an archway into the main lounge – creating a sociable, open living space ideal for everyday family life and entertaining.

Currently arranged as a four-bedroom home, the layout offers flexibility and could easily be adapted to provide three double bedrooms and two reception rooms, depending on your requirements. The interior is light, modern, and well-maintained throughout, offering ready-to-move-into accommodation with thoughtful touches throughout.

Located in the ever-popular village of Scartho, the property is within easy reach of local shops, amenities, schools, and transport links. Offering a rare combination of space, style, and location, this bungalow is ideal for families, downsizers, or anyone seeking quality single-level living in one of the area's most well-connected village settings.

## ENTRANCE HALLWAY

## LOUNGE INTO

## KITCHEN DINING ROOM

## UTILITY

## BEDROOM ONE WITH WALK IN WARDROBE

## SECOND SITTING ROOM/BEDROOM TWO

## BEDROOM THREE

## BEDROOM FOUR

## FAMILY BATHROOM

## GARAGE & EXTERNAL

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### ADDITIONAL INFORMATION

Local Authority –

Council Tax – Band D

Viewings – By Appointment Only

Floor Area – 1022.58 sq ft

Tenure – Freehold



Approximate Gross Internal Area  
96.33 sq m / 1036.88 sq ft

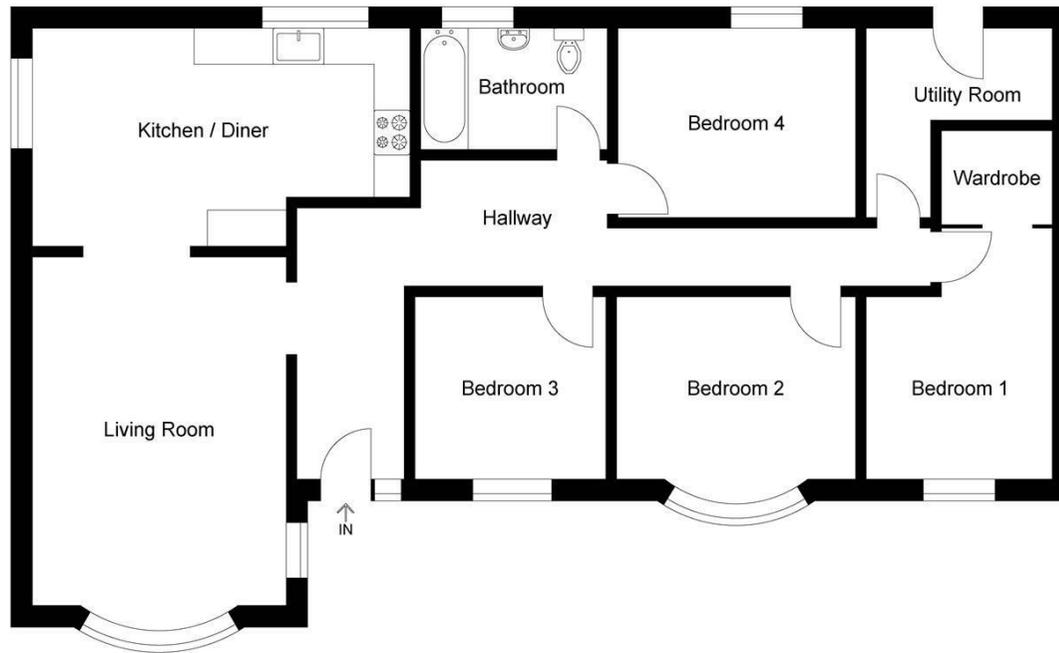


Illustration for identification purposes only, measurements are approximate, not to scale.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			<b>81</b>
(69-80) <b>C</b>			
(55-68) <b>D</b>		<b>62</b>	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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