



Wharf Road, Crowle Scunthorpe DN17 4HS

welcome to

Wharf Road, Crowle Scunthorpe

A well-presented semi-detached house on Wharf Road, Crowle, offering a lounge, dining room, kitchen and utility room. The first floor provides two bedrooms and a shower room. Externally, the home benefits from non-street parking and a lawned rear garden with a gravelled area and timber shed.



Lounge

Double-glazed window to front aspect and electric fireplace.

Dining Room

Double-glazed window to side aspect and a radiator.

Kitchen

Fitted kitchen with the range of wall and base cupboards, sink and drainer, work surfaces, electric oven and a hob, cooker hood, new integrated dishwasher, radiator, fridge/freezer, double-glazed window to rear and a door to utility room.

Utility Room

Wall and base cupboards, plumbing for a washing machine, sink and drainer and a door to garden.

Landing

Stairs from dining room, and double-glazed window to side aspect.

Bedroom One

Double-glazed window to front aspect. central heating boiler and a radiator.

Bedroom Two

Two double-glazed windows and a radiator.

Shower Room

Shower cubicle, WC, wash hand basin, heated towel rail and a window to the ceiling sky light style.

Rear Garden

Lawned rear garden with gravelled area, a timber shed, and fencing forming boundary.



check out more properties at williamhbrown.co.uk



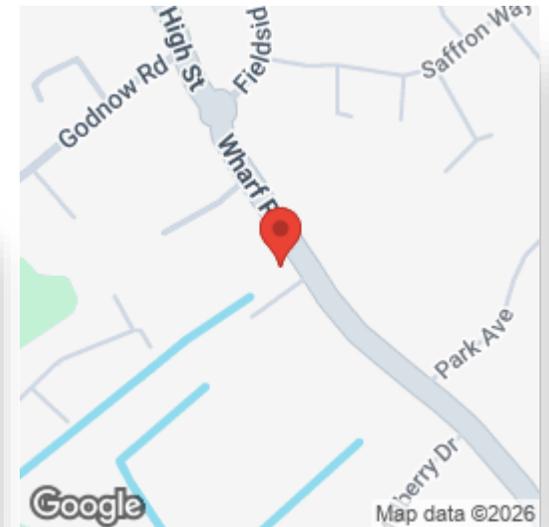
welcome to

Wharf Road, Crowle Scunthorpe

- Semi-detached house in a popular Crowle location
- Two bedrooms
- Lounge and separate dining room
- On-street parking
- Timber shed for storage

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

£160,000



Please note the marker reflects the
postcode not the actual property

check out more properties at williamhbrown.co.uk



Property Ref:
SCT111639 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



01724 868448



scunthorpe@williamhbrown.co.uk



16-18 Oswald Road, SCUNTHORPE, South
Humberside, DN15 7PT



williamhbrown.co.uk