





- CHAIN FREE!
- Sought After Location
- Traditional Semi Detached House
- 4 Bedrooms
- 2 Reception Rooms plus Conservatory
- Utility Room & Downstairs WC
- Spacious Rear Garden
- Garage

School Road, Winteringham, DN15 9NL,
£220,000

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Starkey&Brown are delighted to offer for sale this deceptively spacious semi detached house on School Road, Winteringham. The property is ideally located in a prime spot in this sought after village, just across from the primary school and enjoying views overlooking the River Humber from the rear bedrooms. Whilst the property may benefit from a scheme of refurbishment, it has fantastic traditional features and is an exciting opportunity to add your own stamp onto your next home. The accommodation briefly comprises of 4 bedrooms and a shower room to the first floor, whilst downstairs boasts an entrance hallway, lounge with bay window, separate dining room, kitchen, utility room, downstairs WC and conservatory. Outside the property has a garage to the front and a great garden to the rear. An internal inspection is highly recommended, call today to view! Freehold. Council tax band: B









Entrance Porch
Having door to the front aspect and door into hallway.

Hallway
Having radiator and stairs rising to the first floor.

Lounge
13' 6" x 13' 6" (4.11m x 4.11m)
Having uPVC double glazed bay window to the front aspect, radiator and coved ceiling.

Dining Room
17' 4" x 13' 7" (5.28m x 4.14m)
Having uPVC double glazed windows to the rear and side aspects, radiator, coved ceiling and feature fireplace.

Kitchen
9' 6" x 12' 9" (2.89m x 3.88m)
Having uPVC double glazed window to the side aspect, radiator, a range of wall and base units with work surfaces over, inset sink and drainer unit and space for oven.

Utility Room
9' 6" x 7' 6" (2.89m x 2.28m)
Having door to the side aspect, a range of wall and base units with work surfaces over and space for appliances.

Downstairs WC
9' 6" x 5' 9" (2.89m x 1.75m)
Having uPVC double glazed windows to the rear and side aspects, WC, wash hand basin set in vanity unit, a range of wall and base units with work surfaces over, inset sink and drainer unit and space for appliances.

Conservatory
8' 6" x 15' 4" (2.59m x 4.67m)
Having door to front and uPVC double glazed windows overlooking the garden.

First Floor Landing
Having loft access, coved ceiling and storage cupboard.

Bedroom 1
13' 6" x 13' 6" (4.11m x 4.11m)
Having uPVC double glazed window to the front aspect, radiator and fitted wardrobes.

Bedroom 2
11' 3" x 13' 7" (3.43m x 4.14m)
Having uPVC double glazed window to the rear aspect, radiator and fitted wardrobes.

Bedroom 3
7' 4" x 9' 6" (2.23m x 2.89m)
Having uPVC double glazed window to the front aspect and radiator.

Bedroom 4
9' 6" x 6' 5" (2.89m x 1.95m)
Having uPVC double glazed windows to the rear and side aspects, built in cupboard and radiator.

Shower Room
6' 2" x 5' 8" (1.88m x 1.73m)
Having uPVC double glazed window to the side aspect, shower cubicle, wash hand basin set in vanity unit, WC and radiator.

Garage
11' 4" x 25' 7" (3.45m x 7.79m)
Having up and over door to the front, window and door to the side aspect, light and power.

Outside Front
Having garage and gate to the side leading to the rear garden.

Outside Rear
The rear garden is mainly laid to lawn with a patio area and range of shrubs/trees.













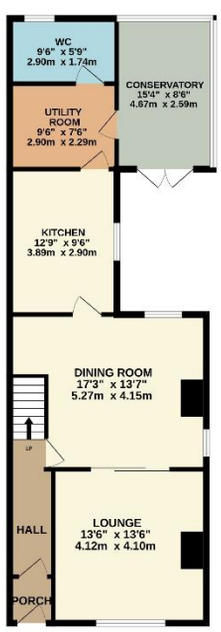






GROUND FLOOR

1ST FLOOR





Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Important Information:

All measurements are approximate. We have not tested any appliances or services within this property and cannot verify them to be in working order or within the vendors/s ownership. We have not verified the tenure of the property, type of construction or the condition thereof. Intending purchasers should make appropriate enquiries through their own solicitors and surveyor etc, prior to exchange of contract.

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