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SALES LETTINGS NEW HOME SALES LAND PROPERTY MANAGEMENT AUCTIONS FINANCIAL ADVICE AND MORTGAGES ENERGY PERFORMANCE PROVIDER



5 Revesby Avenue
Grimsby
DN34 5JW

Offers in the Region Of £139,000

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Property Description

Tucked away within a peaceful cul-de-sac setting and offered to the market with no forward chain, this superb semi-detached bungalow presents an outstanding opportunity for singles, couples or those looking to enjoy a quieter pace of life in comfortable surroundings. Beautifully maintained and thoughtfully extended, the property offers spacious, well-defined accommodation designed for practical everyday living. There is also the added flexibility to convert the home back to a two-bedroom layout if desired, making it an excellent long-term purchase capable of adapting to changing needs. The accommodation begins with a welcoming entrance hall leading through to a well-appointed kitchen diner, providing ample workspace and room for casual dining. The spacious lounge is a particularly attractive feature, offering a bright and relaxing setting with plenty of room for furniture and entertaining. The principal bedroom is generously proportioned and benefits from an adjoining dressing room, creating an impressive suite-style arrangement with excellent storage and versatility. Completing the internal accommodation is a modern walk-in wet room with shower, designed for ease of access and convenience. Outside, the property continues to impress with generous south-facing rear gardens, perfect for enjoying sunshine throughout the day.

Thoughtfully arranged, the garden features three separate patio seating areas, ideal for outdoor dining, relaxing or entertaining, alongside a neat lawn, useful timber shed for storage and security lights placed all around the property. To the front, a gated concrete driveway provides off-road parking for one vehicle of almost any size, adding further practicality and security. Combining quiet surroundings, adaptable accommodation and attractive outdoor space, this charming bungalow is perfectly suited to downsizers, retirees or buyers seeking single-storey living in a desirable residential location. With no onward chain to delay the process, early viewing is highly recommended to fully appreciate everything this delightful home has to offer.

Entrance hall

11' 9" x 3' 0" (3.58m x 0.91m)

A small hallway has uPVC front door with uPVC window to the side, purple carpet cream decor, pendant light, down light, loft access and radiator.

Lounge/Diner

17' 11" x 10' 4" (5.47m x 3.15m)

An extended lounge has uPVC door and windows to the rear garden, pattern carpet, neutral decor to coving and dado rail, two pendant lights, radiator, white granite fireplace with remote controlled gas fire and built in shelving.

Kitchen breakfast

17' 11" x 6' 9" (5.47m x 2.07m)

A similarly extended kitchen breakfast room has cream wall and base units with wood effect work top and splash back returns and one and a half stainless sink drainer over. The room has space for tall fridge freezer, washing machine, dish washer and cooker with fixed hood over, three uPVC windows with blinds, uPVC glazed door to the rear, mosaic tiled splash backs, tiled floor, cream decor, two strip lights, radiator and breakfast bar.

Bedroom One

9' 11" x 10' 1" (3.01m x 3.07m)

A double bedroom to the front of the property has uPVC bay window, purple decor and carpet, 5 down lights, radiator and coving.

Dressing room

9' 5" x 7' 10" (2.86m x 2.40m)

Formerly the second bedroom this room is now open plan to the main bedroom and serves as a dressing room but could be changed back to its former use quite easily. The room has fitted wardrobes, uPVC window to the side, purple carpet, radiator and five down lights.

Shower room

7' 6" x 5' 7" (2.29m x 1.69m)

A wet room has wet room floor with shower over, WC and matching white sink. fully tiled walls, uPVC frosted window, chrome towel radiator, four down lights and extractor.

Front garden and driveway

A neat frontage has lawn and planted areas with concrete hard standing for a large vehicle and paths to the front door and side gate. There is a low wall to the front with metal gates and timber fencing to the sides.

Rear garden

A good sized south facing rear garden has been made to enjoy with three separate areas to enjoy the daily sunshine. The first sees a slab patio area to the rear of the house with concrete and slab path to the front to a metal locked gate. A second hard standing for former sheds has seating and potted plants and a third

slab patio at the bottom of the garden means the garden can be enjoyed from all angles. There is neat lawn and mature landscaped borders to all sides enclosed in tall timber fencing. A timber shed offers power and light.





Tenure

Believed to be Freehold, awaiting solicitors' formal confirmation.
All interested parties are advised to make their own enquiries.

Services

All mains services are understood to be connected, however Crofts have not inspected or tested any of the services or service installations & purchasers should rely on their own survey.

Broadband and Telecom Communications

Broadband and mobile speeds and availability can be assessed via the Ofcoms checker website.

<https://www.ofcom.org.uk/phones-and-broadband/coverage-and-speeds/ofcom-checker>

Viewings

Please contact the relevant marketing office and all viewings are strictly by appointment only please.

Council Tax Information

Band B: To confirm council tax banding for this property please view the website www.voa.gov.uk/cti

Free Valuations

We offer a free valuation with no obligation, just call the relevant office or visit www.croftsestateagents.co.uk seven days a week to arrange for your free valuation.

Property Management

We offer a full property management service, offering full and comprehensive credit and referencing checks detailed photographic inventories and regular property inspections to name just a few of our services.

Mortgage and Financial Advice

With access to the whole of the mortgage markets, Crofts Estate Agents in connection with The Mortgage Advice Bureau will help you find the best mortgage to suit your needs. The Mortgage Advice Bureau will act on your behalf in advising you on mortgages and other financial matters

STATUTORY NOTICE: YOUR HOMES IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT.

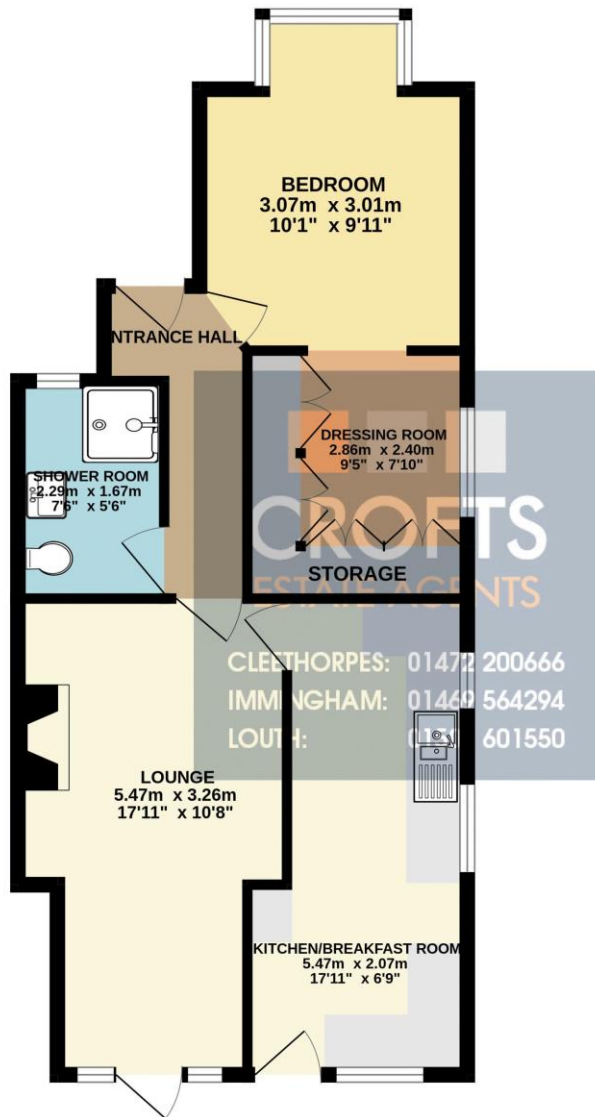


OPEN 7 DAYS A WEEK

Monday to Friday
Saturday
Sunday

9am to 5.30pm (Tuesday opening 9.30am)
9am to 3.00pm
11am to 2.00pm (Louth & Immingham closed)

GROUND FLOOR
52.7 sq.m. (567 sq.ft.) approx.



TOTAL FLOOR AREA : 52.7 sq.m. (567 sq.ft.) approx.

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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