GRICE & HUNTER

Chartered Surveyors
Estate Agents & Valuers
Est 1924







48 Lindsey Drive, Crowle, DN17 4NY

• A traditional 4 Bedroom (en-suite) Detached House • 2 Reception Rooms and Conservatory addition • Ground floors cloaks (w/c) • PVCu Double Glazing • Gas Central Heating • • Integral Garage • Available with immediate vacant possession • • Newly refitted Kitchen • New carpets and flooring

RICS Regulated by RICS

£290,000 NO CHAIN

Energy rating D

Accommodation (room sizes approx. only)

Entrance HALL with radiator and understairs storage cupboard.

CLOAKROOM with w.c, wash basin, radiator and PVCu double glazed window.

KITCHEN (3.93m x 2.30m) including single drain sink, base and wall cabinets, integral single oven and 4 ring gas hob, fridge freezer and dishwasher. Radiator, external door to side and PVCu double glazed window.

DINING ROOM (3.15m x 3.3m) with radiator and patio doors to Conservatory.

CONSERVATORY (2.60m x 2.50m) with PVCu double glazing and external door leading to the garden.

LOUNGE (4.13m x 3.65m) with PVCu double glazed window and radiator.

First Floor

BEDROOM 1 (3.4m x 3.36m excluding wardrobe) PVCu double glazed window, radiator and built in double wardrobe.

EN-SUITE (1.9m x 1.4m) with shower cubicle, wash basin and toilet. PVCu double glazed window.

BEDROOM 2 (3.8m x 2.68m) PVCu double glazed window, radiator and storage cupboard

BEDROOM 3 (3.28m x 2.42m) PVCu double glazed window and radiator.

BEDROOM 4 (2.6m x 2.67m) PVCu double glazed window and radiator.

BATHROOM (1.87m x 1.70m) with bath, wash basin, toilet, radiator and PVCu double glazed window.

OUTSIDE
Double width driveway parking in front of the integral **GARAGE**.

Side access to the rear garden.

SERVICES (not tested)

- Mains water, electricity, drainage and gas
- Gas central heating to radiators.

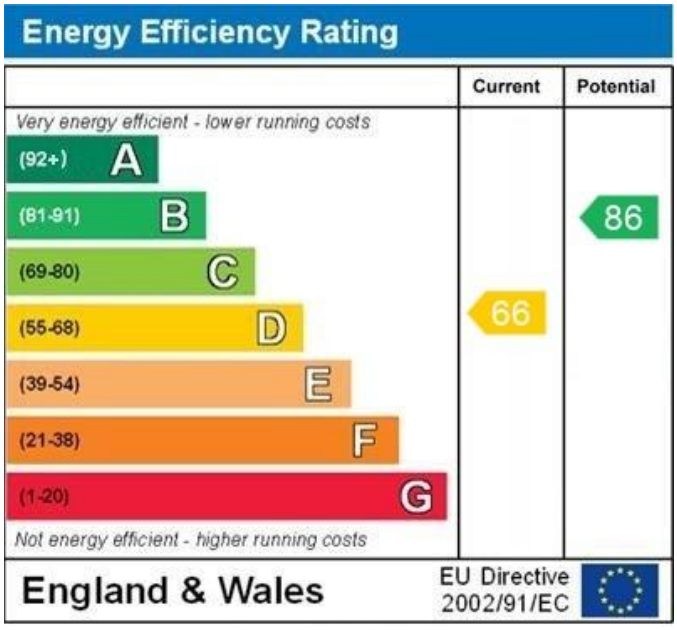
LOCAL AUTHORITY North Lincolnshire Council

COUNCIL TAX Band ‘D’ (on-line enquiry)

TENURE Freehold.

VIEWING Strictly by prior appointment through Grice & Hunter 01427 873684

PLANS
For indicative illustration purposes only.









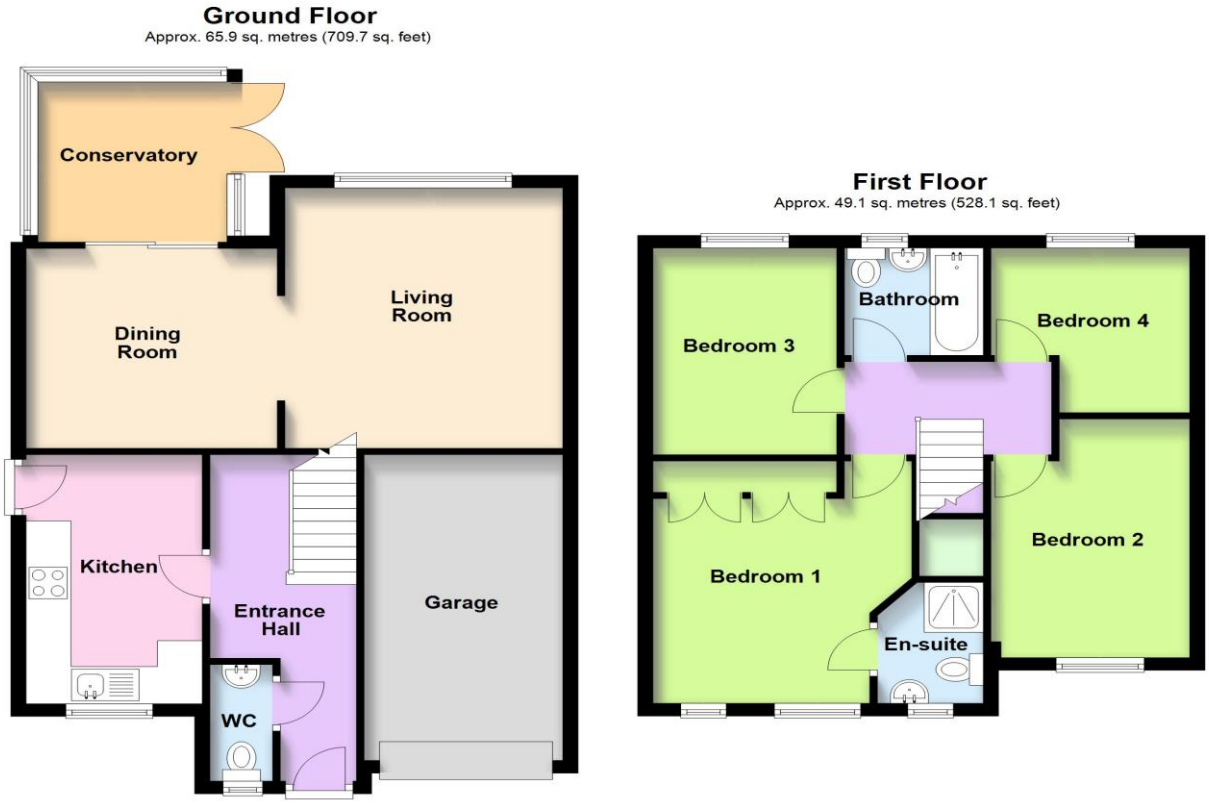












Total area: approx. 115.0 sq. metres (1237.8 sq. feet)

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