



- NO ONWARD CHAIN!
- Walking Distance to Town Centre
- Spacious Detached Bungalow
- 3 Bedrooms

- Lounge & Separate Dining Room
- Front & Rear Gardens
- Off Street Parking
- Garage

Kings Avenue, DN20 8BZ,  
£265,000





Offered for sale with NO ONWARD CHAIN within walking distance to the highly regarded Brigg town centre, this detached bungalow on Kings Avenue sits on a great size plot. The accommodation briefly comprises of 3 bedrooms, shower room, lounge, separate dining room, kitchen, inner hallway and rear lobby with storage cupboard housing boiler. Outside the property has good size gardens to the front and rear gardens, ample off street parking and a garage. The property sits in a fantastic area close by to a great range of amenities. An internal inspection is highly recommended, call today to view! Freehold. Council tax band: C



### Hallway

Having uPVC double glazed door to the front aspect, radiator and coved ceiling.

### Lounge

13' 4" x 11' 0" (4.06m x 3.35m)

Having uPVC double glazed bay window to the front aspect, uPVC double glazed window to the side aspect, radiator, feature fireplace and coved ceiling.

### Dining Room

9' 8" x 8' 4" (2.94m x 2.54m)

Having uPVC double glazed window to the front aspect, coved ceiling and radiator.

### Kitchen

10' 8" x 11' 5" (3.25m x 3.48m)

Having uPVC double glazed window to the rear aspect, built in cupboard, a range of wall and base units with work surfaces over, inset sink and drainer unit, built in double oven, hob with extractor, space/plumbing for washing machine and space for fridge freezer.

### Rear Lobby

Having uPVC double glazed door to the rear aspect and storage cupboard with gas central heating boiler.

### Bedroom 1

10' 6" x 12' 1" (3.20m x 3.68m)

Having uPVC double glazed bay window to the front aspect, radiator and coved ceiling.

### Bedroom 2

10' 6" x 11' 3" (3.20m x 3.43m)

Having uPVC double glazed window to the rear aspect, coved ceiling and radiator.

### Bedroom 3

10' 6" x 6' 2" (3.20m x 1.88m)

Having uPVC double glazed window to the side aspect, coved ceiling and radiator.

### Shower Room

6' 5" x 7' 8" (1.95m x 2.34m)

Having uPVC double glazed window to the rear aspect, shower cubicle, wash hand basin, WC, radiator and loft access.

### Garage

7' 9" x 17' 4" (2.36m x 5.28m)

Having up and over door and window to the side aspect.

### Outside Front

A driveway provides off street parking and extends down the side of the property to the garage. The front garden is mainly laid to lawn.

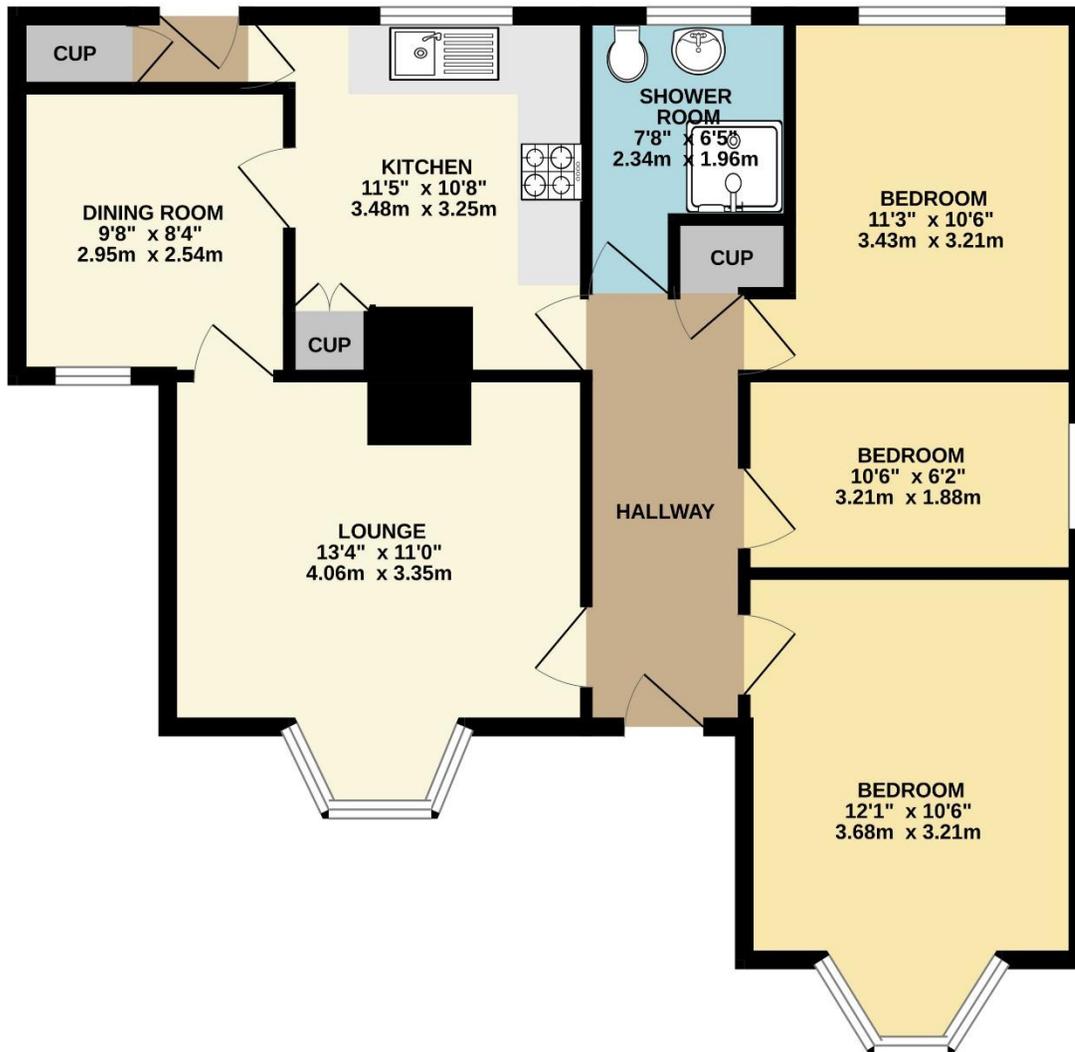
### Outside Rear

The rear garden is mainly laid to lawn with a range of shrubs, hardstanding area and access down either side of the property to the front garden.





## GROUND FLOOR



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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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