

HUNTERS[®]

HERE TO GET *you* THERE



Jubilee Crescent

Gainsborough, DN21 2HJ

Asking Price £89,950



Council Tax: A



4 Jubilee Crescent

Gainsborough, DN21 2HJ

Asking Price £89,950



ACCOMMODATION

uPVC double glazed entrance door leading into Porch with archway leading into:

LOUNGE

13'11" x 12'11" to its maximum dimensions (4.25m x 3.96m to its maximum dimensions)

uPVC double glazed bay window to the front elevation, radiator, cupboard housing the electric meter. Doorway giving access into:

INNER HALLWAY

Stairs rising to first floor accommodation and further door giving access into:

DINING ROOM

11'10" x 11'1" (3.63m x 3.39m)

uPVC double glazed window to the rear elevation, radiator and access to under stairs storage area. Door giving access into:

KITCHEN

7'5" x 5'8" (2.28m x 1.73m)

uPVC double glazed window to the side elevation, fitted kitchen comprising base units with work surface over, tiled splashback, inset stainless steel sink and drainer with mixer tap, integrated electric oven, four ring gas hob and provision for automatic washing machine and radiator. Doorway giving access to:

REAR LOBBY

Radiator and uPVC double glazed entrance door to the side elevation. Door giving access into:

BATHROOM

5'6" x 5'5" (1.68m x 1.67m)

uPVC double glazed window to the side elevation, suite comprising low level w.c, pedestal wash hand basin with tiled splashback, panel sided bath with mixer shower over and tiled splashback, heated towel rail.

FIRST FLOOR LANDING

With doors giving access to:

BEDROOM ONE

13'0" x 11'5" (3.98m x 3.50m)

uPVC double glazed window to the front elevation, radiator and loft access.

BEDROOM TWO

11'10" x 11'9" (3.61m x 3.60m)

uPVC double glazed window to the rear elevation, radiator and built in storage cupboard housing the gas fired central heating boiler.

EXTERNALLY

To the front is a wall and gated low maintenance buffer garden with pathway leading to the front entrance door and to the rear an enclosed low maintenance garden with gated access to the rear.

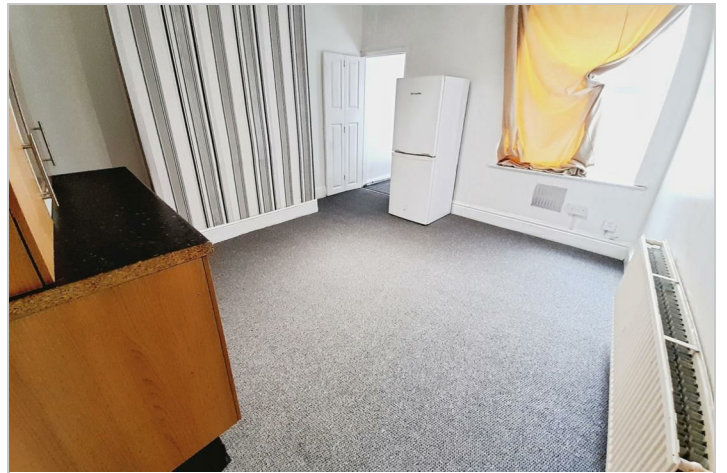
TENURE - Freehold

COUNCIL TAX

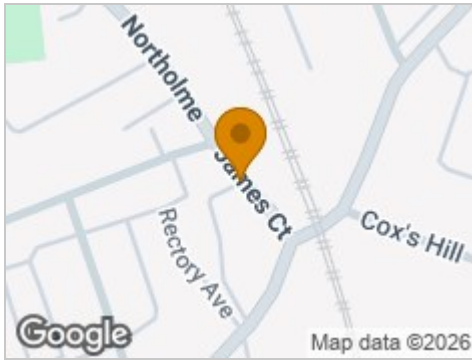
Through enquiry of the West Lindsey District Council we have been advised that the property is in Rating Band 'A'

Estate agents operating in the UK are required to conduct Anti-Money Laundering (AML) checks in compliance with the regulations set forth by HM

Revenue and Customs (HMRC) for all property transactions. It is mandatory for both buyers and sellers to successfully complete these checks before any property transaction can proceed. Our estate agency uses Coadjute's Assured Compliance service to facilitate the AML checks. A fee will be charged for each individual AML check conducted



Road Map



Hybrid Map



Terrain Map



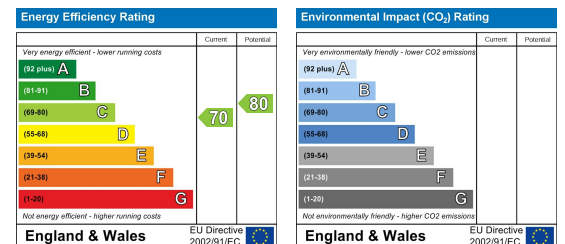
Floor Plan



Viewing

Please contact our Hunters Gainsborough Office on 01427 616118 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.