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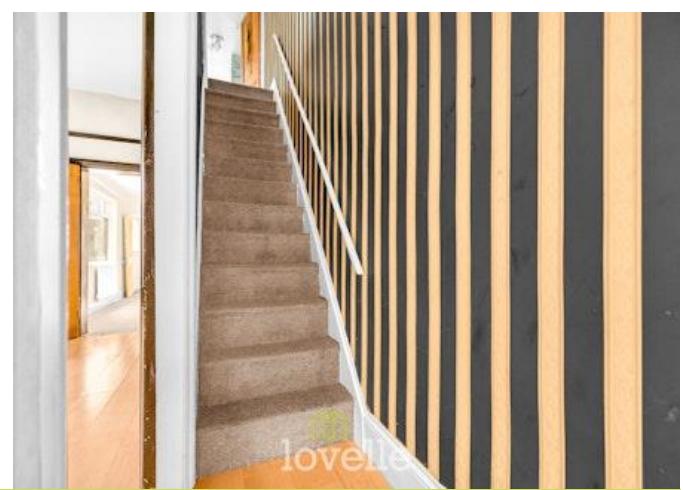


Grafton Street, Grimsby



When it comes to
property it must be

lovelle



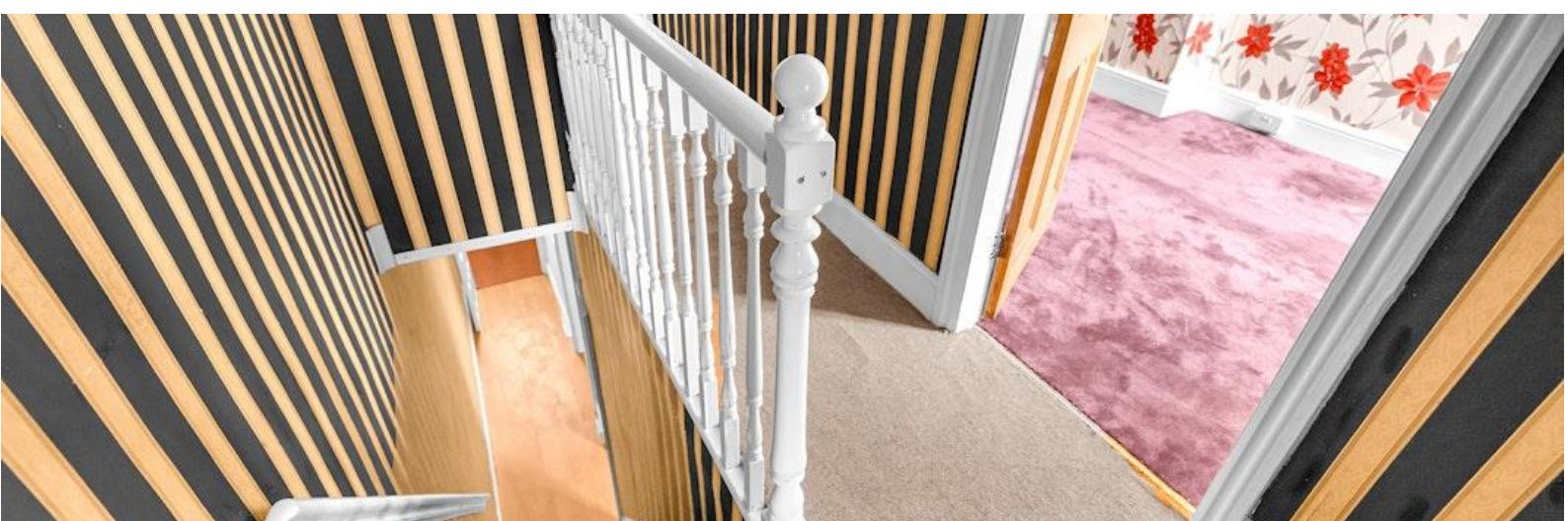
£69,950



A spacious two-bedroom end-of-terrace period house in Grimsby, with three reception rooms, double glazing, gas central heating and a rear garden, offering ample potential for modernisation in a convenient location close to the town centre, schools and transport links.

Key Features

- End of Terrace
- Two Generous Size Bedrooms
- Three Reception Rooms
- Bathroom & Kitchen
- uPVC DG & GCH
- Town Centre Location
- EPC rating D
- Tenure: Freehold





Lovelle offer For sale: a two-bedroom end-of-terrace house in Grimsby, offering spacious accommodation with potential for improvement.

The property provides three reception rooms, allowing flexibility for living, dining and work-from-home space or additional bedroom. The kitchen includes a pantry and would benefit from updating, giving buyers the opportunity to personalise to their own specification. Both bedrooms are doubles, and the bathroom is fitted with bath, sink and WC. The house features uPVC double glazing and gas central heating, along with period features that add character. To the rear, there is a garden providing outdoor space for relaxation or family use.

Situated within reach of Grimsby town centre, the property benefits from access to local amenities including shops, supermarkets and services. Nearby schools make this location suitable for families, while first-time buyers and investors may also find the layout and size appealing.

Public transport links are available via Grimsby Town railway station, which provides services to Cleethorpes, Lincoln and Newark. Journey times are typically around 10 minutes to Cleethorpes and under an hour to Lincoln, offering options for commuting or leisure. Local bus services operate to surrounding residential areas and retail destinations.

The town centre offers a selection of cafes, eateries and everyday conveniences, while local parks and open spaces in and around Grimsby provide opportunities for walking and recreation.

This large, period end-of-terrace house, in need of some TLC, presents a practical option for buyers seeking a property to update to their own taste in a convenient town location.

Disclaimer

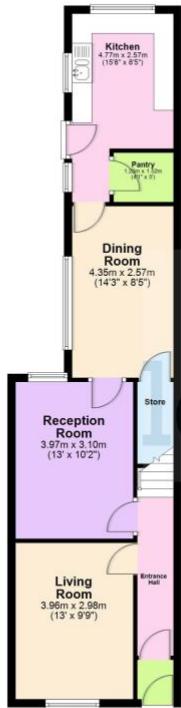
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Mobile and broadband

It is advised that prospective purchasers visit checker.ofcom.org.uk in order to review available wifi speeds and mobile connectivity at the property.



Ground Floor
Approx. 56.1 sq. metres (603.7 sq. feet)



First Floor
Approx. 43.4 sq. metres (466.9 sq. feet)



Total area: approx. 99.5 sq. metres (1070.6 sq. feet)

The provided floor plan is intended for general information purposes only and may not accurately represent current floor dimensions, layout, or features of the property. The floor plan should not be relied upon for making decisions about purchasing, renting, or modifying the property. Actual measurements and features may vary. It is recommended that interested parties conduct a physical inspection of the property to verify the accuracy of the floor plan and obtain specific information about the property's condition, amenities, and any other relevant details.

Plan produced using PlanUp.

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