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Cheapside, Waltham



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property it must be


lovelle



£550,000



An immaculate, move-in-ready four-bedroom detached family home ****for sale**** in sought-after Waltham Village, featuring a high-spec open-plan 'Grand Design' kitchen/family room with bifold doors to a landscaped garden, multiple reception rooms including an office, principal bedroom with en-suite and balcony, ample parking with garage, and convenient access to schools, amenities and transport links on the outskirts of Grimsby.

Key Features

- Immaculate four-bedroom detached family home
- High-spec open-plan kitchen family room
- Four reception rooms including snug
- Principal bedroom with ensuite and balcony
- Landscaped rear garden ideal for entertaining
- Large driveway plus garage
- EPC rating C
- Tenure: Freehold





Lovelle offer to market this immaculate four-bedroom detached house in the highly regarded Village of Waltham. Designed with modern family living in mind, the property combines generous internal accommodation with a generous size landscaped garden, large driveway and garage, along with convenient access to local amenities, green spaces and well-regarded schools.

An entrance porch leads into a spacious hall, where LVT flooring runs through to the kitchen and cloakroom, creating a practical and cohesive ground floor layout. Off the hall, there is a cloakroom with WC and sink, an ideal addition for busy households. A separate utility room provides further space for laundry and storage, helping to keep the main kitchen and living areas uncluttered.

The heart of the home is the impressive open-plan 'Grand Design' kitchen and family room, forming part of a thoughtfully planned extension. The kitchen is fitted to a high specification, centred around a substantial 3-metre quartz island with a waterfall edge. The island extends to form a table, creating a sociable area for dining, entertaining or family gatherings. Integrated appliances include a Neff induction hob with built-in extractor fan, two Neff slide-and-hide ovens, tall fridge/freezer, wine fridge, noise-reduction dishwasher and built-in bins, as well as a double pantry offering excellent storage.

The adjoining open plan family room is a spacious, versatile reception space with a vaulted ceiling and two tilt-and-turn Velux windows, ensuring excellent natural light. Underfloor heating adds comfort underfoot, while an electric stove creates a focal point. Full-width bifold doors open directly onto the garden, allowing an effortless flow between indoor and outdoor living.

From the family room, the layout flows into a separate sitting room, which provides a more traditional reception space. This room features a gas stove set within an Italian marble fire surround, making it well suited for relaxed evenings or more formal entertaining. A third reception room offers a cosy snug, ideal as a second TV room or quiet reading space. In addition, there is a dedicated office/study with a panelled wall, providing a defined area for home working or study.

On the first floor, the property offers four well-proportioned double bedrooms, all featuring triple built-in wardrobes, providing substantial storage. The principal bedroom benefits from an en-suite shower room and enjoys access to a balcony with views over the garden. The en-suite is fitted with a modern suite including a shower with rainfall head, floating sink and vanity, WC and mermaid aqua boards, combining style with ease of maintenance.

The family bathroom serves the remaining bedrooms and includes a bath with shower over, fitted vanity units, WC and sink, providing a practical and well-organised space for everyday use.

The property benefits from LPG central heating and uPVC double glazing. The boiler was installed approximately seven years ago, and a new electric box was fitted in December 2023, offering additional reassurance regarding the services and infrastructure.

Externally, the house is approached via a large driveway providing ample off-street parking. To the rear, a generous landscaped garden offers space for outdoor dining, play and relaxation, and complements the open-plan living area with bifold doors from the family room, making the outdoor space an important extension of the home.

Waltham Village is a popular residential location, offering a range of local amenities including shops, cafes, pubs and everyday services along the village centre and nearby high streets. There are green spaces and walking routes in and around the village, as well as cycling routes connecting to the wider area. This setting is well suited to families, with nearby schools serving different age groups and a community-oriented environment.

For commuters and those travelling further afield, Grimsby town centre is easily reached by car, providing access to a wider selection of retail, leisure and employment opportunities. Grimsby's train stations offer services towards destinations such as Sheffield, Lincoln and Manchester via connecting routes, with typical journey times to larger regional centres from around one to two hours depending on the route and connection. The position of the property on the edge of Waltham also places it conveniently for road links towards Cleethorpes, the Lincolnshire Wolds and surrounding villages, offering a balance between village living and access to coastal and countryside attractions.

With its four reception areas, four double bedrooms, high-specification open-plan kitchen/family room, modern bathrooms and well-planned outdoor space, this detached house in Waltham Village presents a well-appointed family home, ready for its next owners. Call us to arrange your viewing, you will not be disappointed.





Disclaimer

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view.

Mobile and broadband

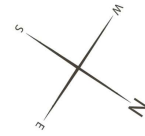
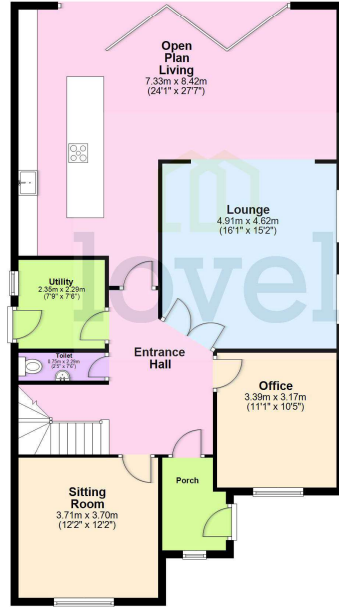
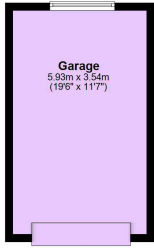
It is advised that prospective purchasers visit checker.ofcom.org.uk in order to review available wifi speeds and mobile connectivity at the property.

Agent note

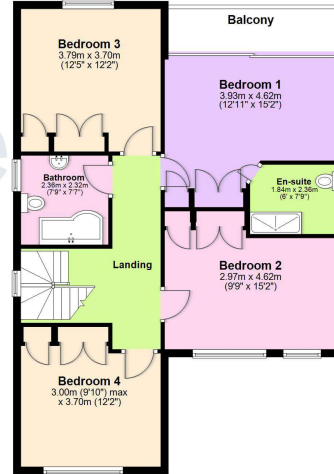
Please be advised the owners have a close connection with the Lovelle network via professional services provided to our agency.



Ground Floor
Approx. 141.5 sq. metres (1533.4 sq. feet)



First Floor
Approx. 81.3 sq. metres (874.9 sq. feet)
(excluding balcony)



Total area: approx. 222.8 sq. metres (2398.3 sq. feet)

The provided floor plan is intended for general informational purposes only and may not accurately represent the exact 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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