

Buy. Sell. Rent. Let.



Stallingborough Road, Healing



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When it comes to
property it must be


lovelle



£415,000

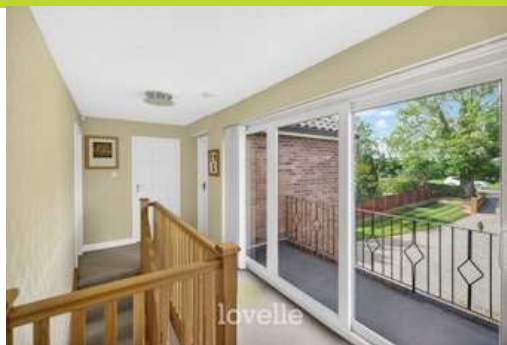


An immaculate three-bedroom detached family home in the sought-after village of Healing, offering three reception rooms, spacious double bedrooms, generous front and rear gardens, a long driveway with garage, and attractive countryside views, all within easy reach of Grimsby and strong transport links.

Key Features

- Executive three-bedroom detached house
- Approx. 0.22 acre generous plot
- Three reception rooms including sunroom
- All three bedrooms are doubles
- Long driveway, turning point and garage
- Excellent road and rail transport links
- EPC rating C
- Tenure: Freehold





Lovelle offer to market this immaculate three-bedroom detached house in the highly regarded village of Healing, close to Stallingborough and within easy reach of Grimsby. Set back from the roadside and sat opposite open farm fields, the property occupies a generous established plot of approximately 0.22 acres (sts), with large front and rear gardens, a long driveway with turning point, and a garage.

Entered via a welcoming and spacious hall with stairs to the first floor, the ground floor accommodation is arranged to provide three reception areas. The main lounge features a stone fire surround with gas fire and is open to the dining room, creating a practical and sociable living space. The dining room flows well from the lounge and offers easy access to the kitchen. A further sunroom is accessed from the lounge and opens directly onto the rear garden via doors, providing an excellent link between the indoor accommodation and the outdoor space.

The kitchen is fitted with an oak-effect range of wall and base units, incorporating an oven and hob, sink, fridge freezer and microwave, with plumbing a washing machine and integrated dishwasher. A window overlooks the garden, offering a pleasant outlook while preparing meals.

To the first floor, the landing is a notable feature, with a floor-to-ceiling sliding door and windows providing unrivalled views to the front aspect and giving access to a balcony. Off the landing there is a useful walk-in store / study space, offering flexibility for storage or home working.

All three bedrooms are doubles and each benefits from built-in wardrobes. The principal bedroom also enjoys dual-aspect windows to both the front and rear and is described as spacious, while bedrooms two and three offer well-planned storage and sleeping space. The bathroom is fitted with a modern suite comprising bath, separate shower, WC and sink.

The property is uPVC double glazed and gas central heated. Externally, the pleasant, well-stocked gardens are a strong feature, with ample space to enjoy outdoor living, children's play or gardening. The generous plot and established setting will appeal to families seeking both privacy and outdoor space.

Healing is a sought-after village location with local amenities including shops, a pub, and community facilities, as well as nearby schools serving different age ranges. There are accessible walking routes and cycling routes in and around the village, together with local green spaces and countryside footpaths, ideal for those who enjoy outdoor activities.

Public transport links are convenient. Healing railway station provides services towards Grimsby and Cleethorpes in one direction and towards Barton-on-Humber in the other, with connections further afield via Grimsby Town. Road links are also strong, with straightforward access to the A180, offering routes towards Hull, Lincoln and the wider motorway network.

This executive detached house, with its combination of three reception rooms, three double bedrooms, generous gardens and substantial driveway and garage, represents a well-appointed family home in a desirable village setting.

Mobild 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.





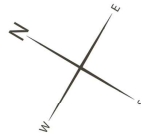
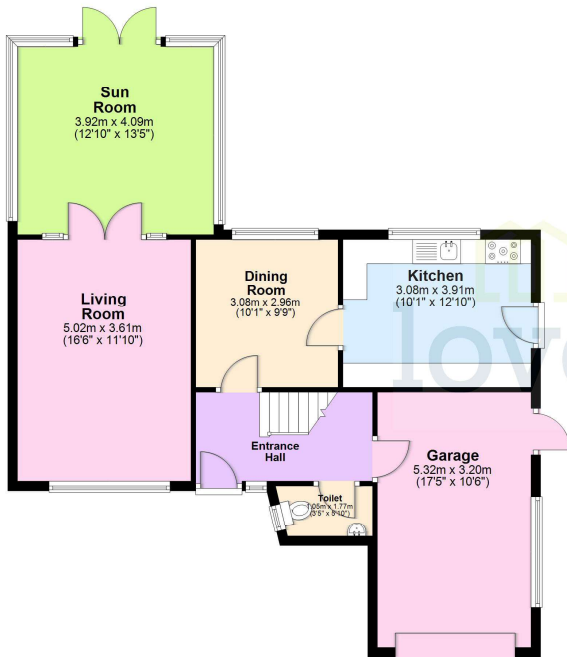
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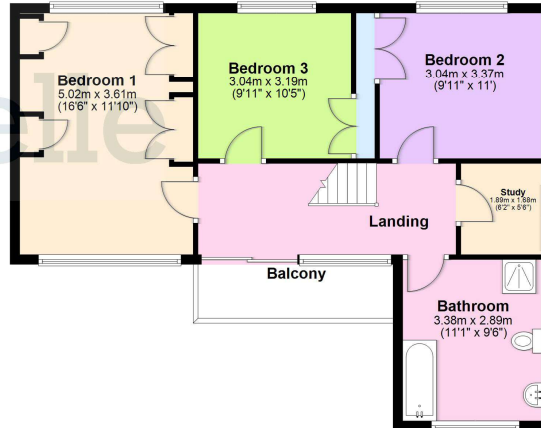
Ground Floor

Approx. 83.5 sq. metres (898.8 sq. feet)



First Floor

Approx. 64.6 sq. metres (694.9 sq. feet) (excluding Balcony)



Total area: approx. 148.1 sq. metres (1593.7 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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