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Ancaster Avenue, Scartho, Grimsby



When it comes to
property it must be


lovelle



£169,950



A well-presented three-bedroom semi-detached house in the sought-after Scartho Village area, featuring a lounge/diner, conservatory, modern kitchen, driveway, garage, pleasant rear garden, and convenient access to local amenities, schools, and transport links.

Key Features

- Semi-detached house
- Three bedrooms
- Lounge/diner & conservatory
- Kitchen & bathroom
- Popular village location
- Driveway & garage
- EPC rating C
- Tenure: Freehold





Lovelle offer to market this three-bedroom semi-detached house in the sought-after Scartho Village area, offering convenient access to local amenities, schools and transport links.

The property opens into a welcoming entrance hall, leading to a lounge/diner with a feature fire and ample space for both seating and dining. From here, a conservatory flows off the main reception space, with doors opening directly onto the rear garden, creating a practical layout for everyday living and entertaining.

A well-planned kitchen is fitted with modern units, oven and gas hob, sink and plumbing for a washer. To the first floor are three bedrooms, comprising two doubles and one single, making the home suitable for families or first-time buyers needing flexible accommodation. The bathroom includes a shower over the bath and sink, with a separate WC.

Externally, the property benefits from a driveway providing off-road parking and a garage for additional storage or vehicle housing. A pleasant rear garden offers outdoor space for relaxation and recreation. The house is uPVC double glazed and gas central heated, with new windows and doors installed in 2022.

Scartho Village is well-regarded for its range of local amenities, including shops, a post office, cafes and health facilities. There are nearby schools catering for different age groups, making the location attractive to families. The area also provides accessible walking routes and green spaces, including nearby parks and recreational areas.

Public transport links are available via local bus services connecting Scartho with Grimsby town centre and surrounding areas. Grimsby railway stations offer services towards regional centres such as Hull, Lincoln and beyond, with typical journey times of around an hour to major hubs, subject to timetable and service provider. Road links provide straightforward access to the A16 and wider regional network.

This property presents a practical home in a convenient village setting, well placed for everyday needs and commuter connections.

Asbestos

It is believed the garage may contain asbestos. Prospective purchasers are advised to make their own enquiries and seek specialist advice if required.

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.

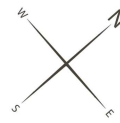




Mobile and broadband

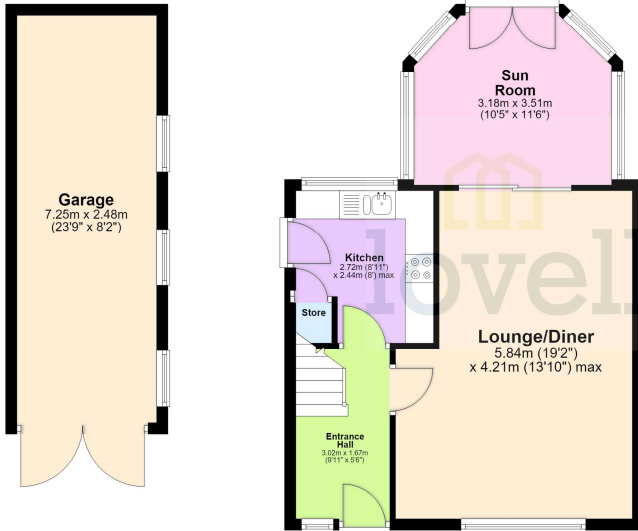
It is advised that prospective purchasers visit checker.ofcom.org.uk in order to review available wifi speeds and mobile connectivity at the property.





Ground Floor

Approx. 63.0 sq. metres (678.4 sq. feet)



First Floor

Approx. 37.7 sq. metres (405.3 sq. feet)



Total area: approx. 100.7 sq. metres (1083.7 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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