



## 7 ST. JOANS DRIVE

BRIGG, DN20 9BE

**£195,000**  
**FREEHOLD**

Beautifully renovated throughout and presented to an exceptional standard, this rarely available two-bedroom semi-detached bungalow is located within the highly regarded village of Scawby on the outskirts of Brigg. Offering spacious turnkey ready accommodation including a stunning modern kitchen, stylish bathroom, spacious lounge diner, detached garage and beautifully landscaped gardens, this superb home is ideal for buyers looking to move straight in and enjoy village living.



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## 7 ST. JOANS DRIVE

### DESCRIPTION

RARELY AVAILABLE | FULLY RENOVATED SEMI-DETACHED BUNGALOW | TURNKEY READY THROUGHOUT | HIGHLY REGARDED SCAWBY VILLAGE LOCATION | TWO DOUBLE BEDROOMS | MODERN KITCHEN & BATHROOM | DETACHED GARAGE & GENEROUS DRIVEWAY | BEAUTIFULLY LANDSCAPED REAR GARDEN

Located on the highly regarded St. Joans Drive in the desirable village of Scawby, on the outskirts of Brigg, this beautifully renovated two-bedroom semi-detached bungalow offers stylish, turnkey ready accommodation that is rarely available on the market.

Step inside via the side entrance door into the welcoming boot room style hallway, complete with fitted storage for added convenience and attractive wood flooring which flows seamlessly through much of the property. From here you will find access to the rest of the accommodation.

The modern fitted kitchen is beautifully presented with a range of wall and base units complemented by quality worktops, integrated fridge freezer, integrated oven and hob, space for both a washing machine and tumble dryer and the added luxury of a Franke boiling tap for everyday convenience. Dual aspect windows to the front and side allow plenty of natural light to flood the space.

Next you will find the spacious lounge diner, a bright and inviting room featuring a large front-facing window, continuation wood flooring and an attractive inset electric faux fireplace with rustic wooden mantel creating a lovely focal point.

There are two generous double bedrooms, with bedroom one benefitting from fitted wardrobes whilst

bedroom two enjoys French doors opening directly onto the rear patio and garden, perfect for enjoying the outdoor space.

The modern family bathroom is finished to a high standard and comprises a fitted bath, separate shower cubicle with dual shower heads, vanity sink unit, WC and heated towel radiator.

Further benefits include loft access with a boarded loft space and fitted ladder providing excellent additional storage.

Outside, the property continues to impress. To the front there is extensive gravelled off-road parking with attractive planted borders. The driveway extends down the side of the property giving access to the detached single garage and rear garden.

The rear garden has been beautifully landscaped and is mainly laid to lawn with paved patio seating areas, pathway, planted borders and designated space for a shed, creating a lovely outdoor space to relax and entertain.

A fantastic opportunity to purchase a stylish bungalow in a sought-after village location - early viewing is highly recommended.

### Entrance Hallway

Welcoming boot room style entrance hallway with fitted storage, stylish wood flooring, radiator and access to the accommodation.

### Kitchen

Modern fitted kitchen comprising a range of wall and base units with complementary worktops, integrated fridge freezer, integrated oven and hob, Franke boiling tap, sink and drainer, space for washing machine and tumble dryer, dual aspect windows to the front and side elevations and wood effect flooring.



### **Lounge Diner**

Spacious and bright reception room with large front-facing window, continuation wood flooring, inset electric faux fireplace with rustic wooden mantel, radiator and ample space for lounge and dining furniture.

### **Bedroom One**

Generous double bedroom with fitted wardrobes, rear facing window, radiator and wood effect flooring.

### **Bedroom Two**

Double bedroom with French doors leading directly onto the rear patio and garden, radiator and wood effect flooring.

### **Bathroom**

Modern fitted bathroom comprising fitted bath, separate shower cubicle with dual shower heads, vanity sink unit, WC, heated towel radiator, tiled splashbacks and obscured window.

### **Loft Space**

Boarded loft space with fitted ladder providing excellent additional storage.

### **Outside**

To the front of the property there is a generous gravel driveway providing ample off-road parking alongside attractive planted borders. The driveway continues down the side of the property allowing access to the detached single garage and rear garden. The rear garden is mainly laid to lawn with paved patio seating areas, pathway, planted borders and space for a shed.

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## ADDITIONAL INFORMATION

Local Authority –

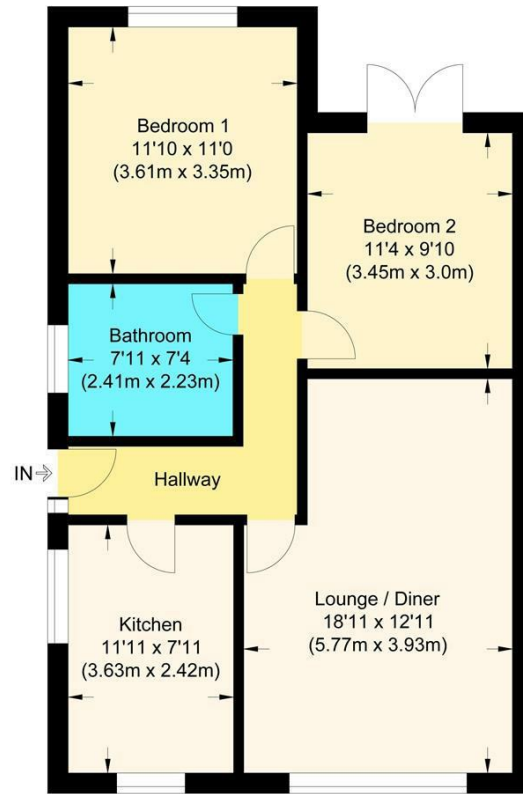
Council Tax – Band B

Viewings – By Appointment Only

Floor Area – 711.00 sq ft

Tenure – Freehold





**St. Joans Drive**

Approximate Gross Internal Floor Area : 66.10 sq m / 711.49 sq ft  
 Illustration for identification purposes only, measurements are approximate, not to scale.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			<b>87</b>
(69-80) <b>C</b>		<b>70</b>	
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

[enquiries@biltons.co.uk](mailto:enquiries@biltons.co.uk)

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