

HUNTERS®

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Caistor Avenue

Scunthorpe, DN16 3QN

Offers In The Region Of £190,000



Council Tax: B



87 Caistor Avenue

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Front

Attractive front to the home, with an artificial-grassed area that sits adjacent to the driveway - allowing for off-road parking, with metal gates leading to the garage.

Garden

A well-maintained garden to the rear of the home, which is predominantly laid to lawn, with mature borders and a patio seating area. The garden benefits from a garage and is surrounded by fencing, offering a degree of privacy to the area.

Lounge

11'2" 23'0" (3.42 7.03)

Generous, dual aspect lounge/diner, benefiting from a feature fireplace. The room has a door leading to the conservatory.

Kitchen

7'9" 12'8" (2.38 3.88)

Modern fitted kitchen, towards the rear of the home, with ample fitted wall and floor units for storage. The kitchen benefits from an integral oven, hob, extractor fan, and has a door leading to the conservatory and porch at the rear of the home.

Conservatory

8'9" 11'7" (2.68 3.54)

Bright and spacious conservatory and porch to the rear, with a door leading to the garden.

Bathroom

7'2" 3'9" (2.19 1.15)

Modern bathroom, benefiting from a neutral suite and a walk-in shower. The bathroom also benefits from a built-in storage cupboard.

Bedroom 1

10'3" 12'10" (3.13 3.93)

Generous double bedroom to the front of the home with built-in fitted wardrobes and a fitted air conditioning system.

Bedroom 2

10'3" 11'1" (3.14 3.38)

Double bedroom to the rear of the home with fitted wardrobes.

Bedroom 3

4'4" 9'7" (1.33 2.94)

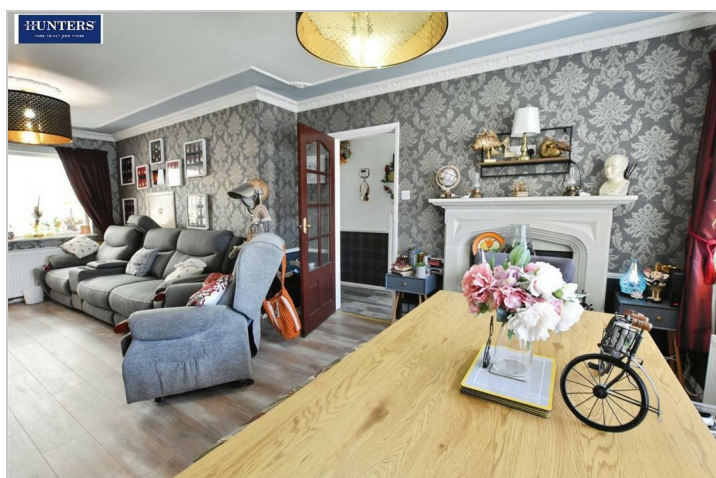
The bedroom at the front of the home is currently being utilized as a craft room.

w/c

Handy w/c on the grand floor.

This deceptively spacious family home comprises: a generous lounge/diner, modern fitted kitchen, ground floor wc, conservatory, three bedrooms, and a shower room. To the front of the home, there is a driveway, offering ample off-road parking, leading to the garage. To the rear of the property, there is a good-sized garden, with mature borders and laid to lawn. In addition to this, the home benefits from a gas central heating system, double glazing, and an air conditioning system in the master bedroom.

This ideal first-time buyer/family home is located in a popular area, close to local schools, amenities, and bus routes. Also nearby, there is Bottesford Beck, offering picturesque walks, ideal for families and dog walks. Viewing advised!



Road Map



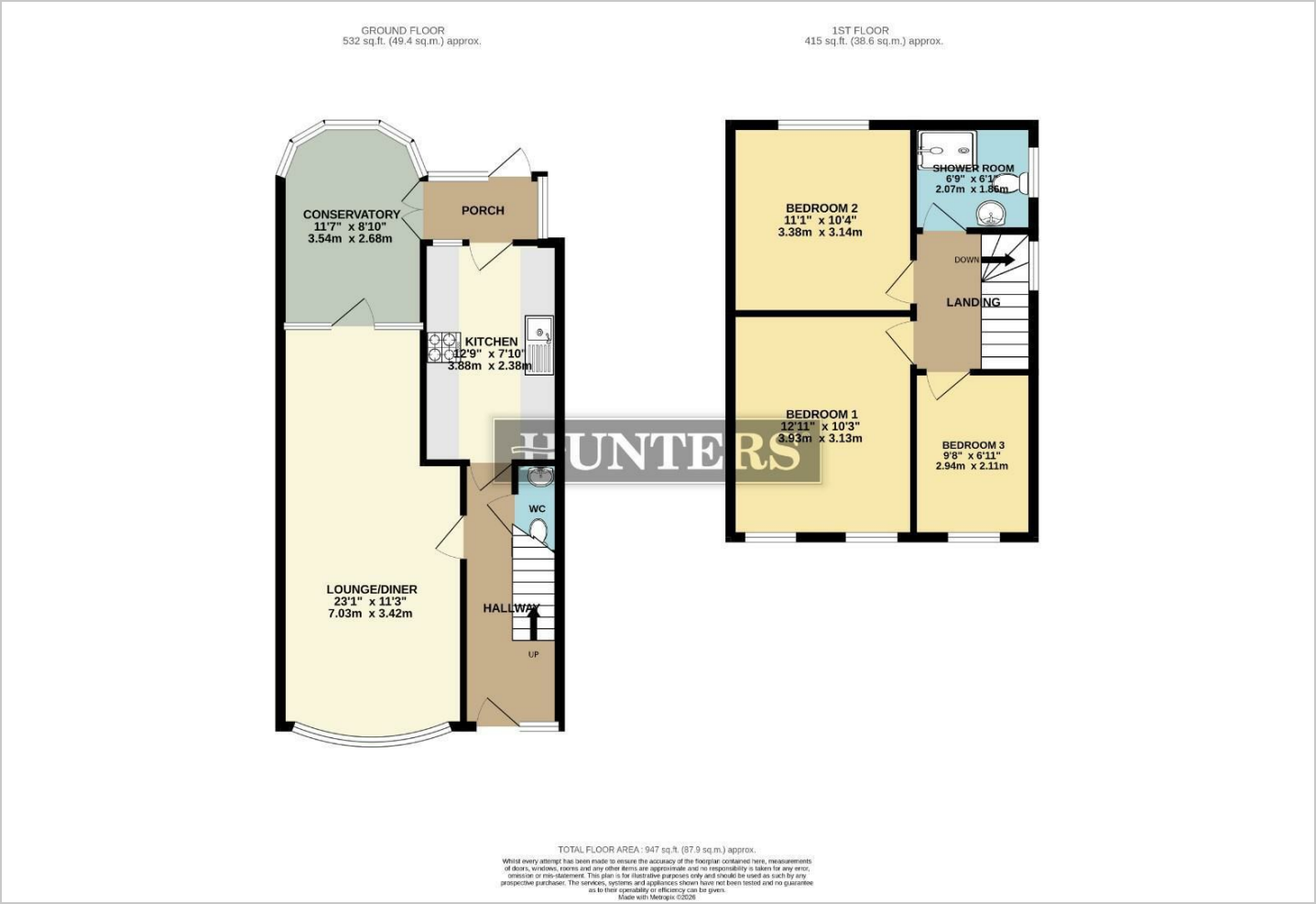
Hybrid Map



Terrain Map



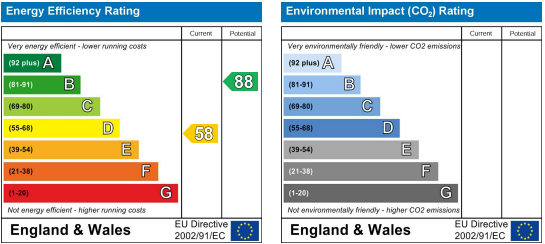
Floor Plan



Viewing

Please contact our Hunters Scunthorpe Office on 01724 700000 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.