

# HUNTERS®

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## East Green

Messingham, Scunthorpe, DN17 3QU

Offers In The Region Of £300,000



Council Tax: D



# 10 East Green

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## Front

Attractive front of the home, with a grassed area, sitting adjacent to the large driveway, offering ample off road parking - and leads to the garage, benefiting from electrics. The property looks over the village green, with mature trees.

## Garden

Beautifully maintained, large garden to the rear of the home. The garden is predominantly laid to lawn, with a patio seating area. This well established garden benefits from mature shrubs and a mature border, with several fruit bearing trees. The garden is surrounded with fencing, offering privacy to the area.

## Lounge / Diner

12'4" x 23'1" (3.76m x 7.06m)

Generously sized, dual aspect lounge / diner, which offers views over the green to the front, and to the garden from the rear.

## Kitchen

9'5" x 11'0" (2.89m x 3.36m)

Fitted kitchen to the rear of the property, which has ample wall and floor units for storage. The kitchen also benefits from an integral oven, hob and extractor fan.

## Bedroom 1

12'0" x 12'3" (3.66m x 3.75m)

Double bedroom to the front of the home, benefiting from ample fitted storage.

## Bedroom 2

8'5" x 16'11" (2.59m x 5.18m)

Double bedroom to the front aspect, with fitted storage.

## Bedroom 3

7'8" x 11'0" (2.34m x 3.36m)

Double bedroom to the rear of the property, with fitted storage.

## Bedroom 4

7'6" x 8'2" (2.31m x 2.50m)

Bedroom to the front of the home, with fitted storage.

## Bedroom 5

8'4" x 5'5" (2.56m x 1.66m)

Fifth bedroom, which could be used as a study if required.

## Bathroom

8'6" x 5'5" (2.61m x 1.67m)

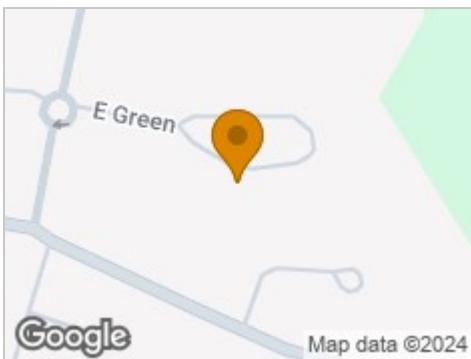
Bathroom, which benefits from a neutral suite.

Welcome to this charming detached house located on East Green, in the desirable village of Messingham. This property boasts a large reception rooms, perfect for entertaining guests or simply relaxing with your family. With five bedrooms, there is plenty of room for everyone to enjoy their own space. One of the highlights of this property is the large, well-established gardens featuring beautiful fruit trees, providing a tranquil and picturesque setting for outdoor activities or simply enjoying the fresh air. The integral garage offers convenient parking and storage space, adding to the practicality of this lovely home.

Located in the heart of a desirable village, this property offers a peaceful and close-knit community feel while still being within easy reach of local amenities and transport links.



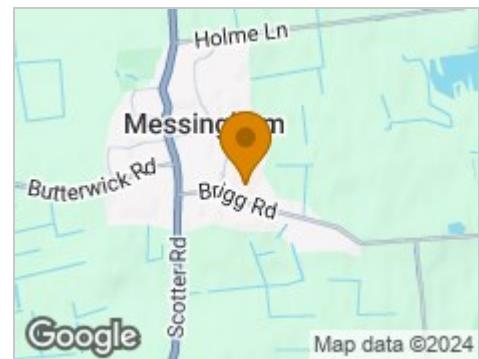
## Road Map



## Hybrid Map



## Terrain Map



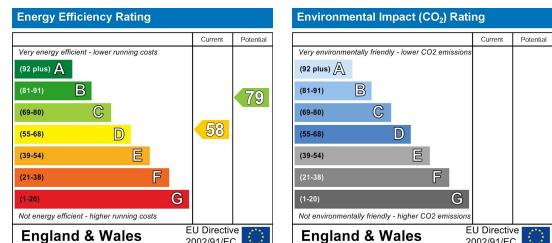
## Floor Plan



## 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.