

HUNTERS®

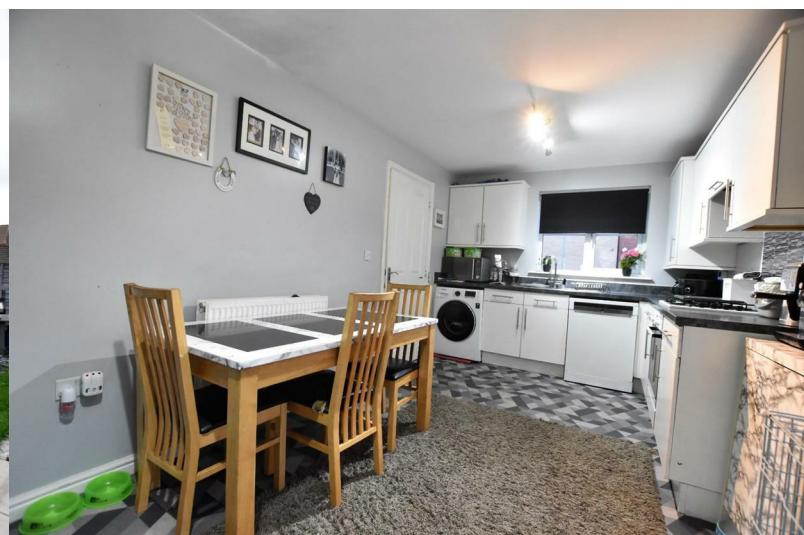
HERE TO GET *you* THERE



Brambling Way

Scunthorpe, DN16 3FA

Asking Price £210,000



4 Brambling Way

Scunthorpe, DN16 3FA

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Front

Front of the home, with a grassed area and off road parking and garage to the rear.

Garden

Enclosed rear garden, which is predominantly laid to lawn, with patio and decked seating areas. The garden is surrounded with walls / fencing, offering a degree of privacy to the area.

Lounge

12'6" x 17'3" (3.82m x 5.26m)

Generous lounge, with two bay windows, offering ample light into the area.

Kitchen

9'1" x 17'1" (2.78m x 5.21m)

Fitted kitchen, with ample wall and floor units for storage, also benefitting from an integral oven, hob and extraction fan - with double doors accessing the side of the home.

Ground floor wc

Bedroom 1

10'4" x 14'2" (3.16m x 4.32m)

Double bedroom to the front aspect of the home, benefiting from an en-suite shower room.

En-suite Shower Room

10'4" x 4'5" (3.16m x 1.35m)

Bedroom 2

14'2" x 9'0" (4.34m x 2.76m)

Double bedroom to the rear of the home, benefiting from an en-suite shower room.

Bedroom 3

8'11" x 9'10" (2.73m x 3.01m)

Bedroom 4

9'3" x 7'0" (2.83m x 2.15m)

Bathroom

6'5" x 5'7" (1.97m x 1.71m)

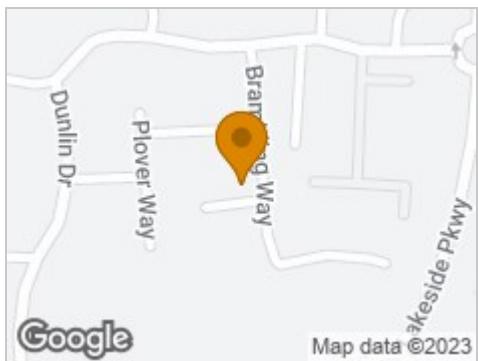
Bathroom, with neutral white suite.

This ideal family home, which is spacious internally, briefly comprises; a generous lounge, fitted kitchen and ground floor wc. To the first floor there are four bedrooms - two of which are en-suite, and a family bathroom. Externally, the home is set on a corner plot - with an enclosed rear garden, which is predominantly laid to lawn, with decked and patio seating areas. In addition to this the property benefits from a gas central heating system, double glazing, off road parking and a garage.

This property is centrally located, close to local schools, amenities, bus routes and motorway connections. Close by there are Bottesford Beck and Ashby Ville Nature Reserve, ideal for families and dog walks. Viewing advised!



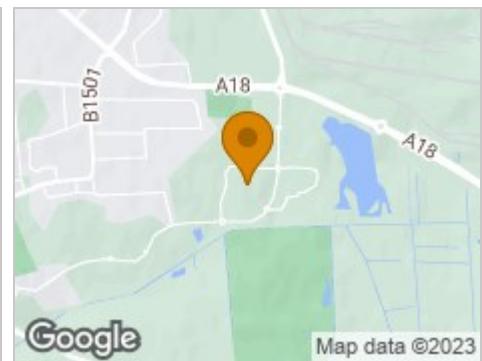
Road Map



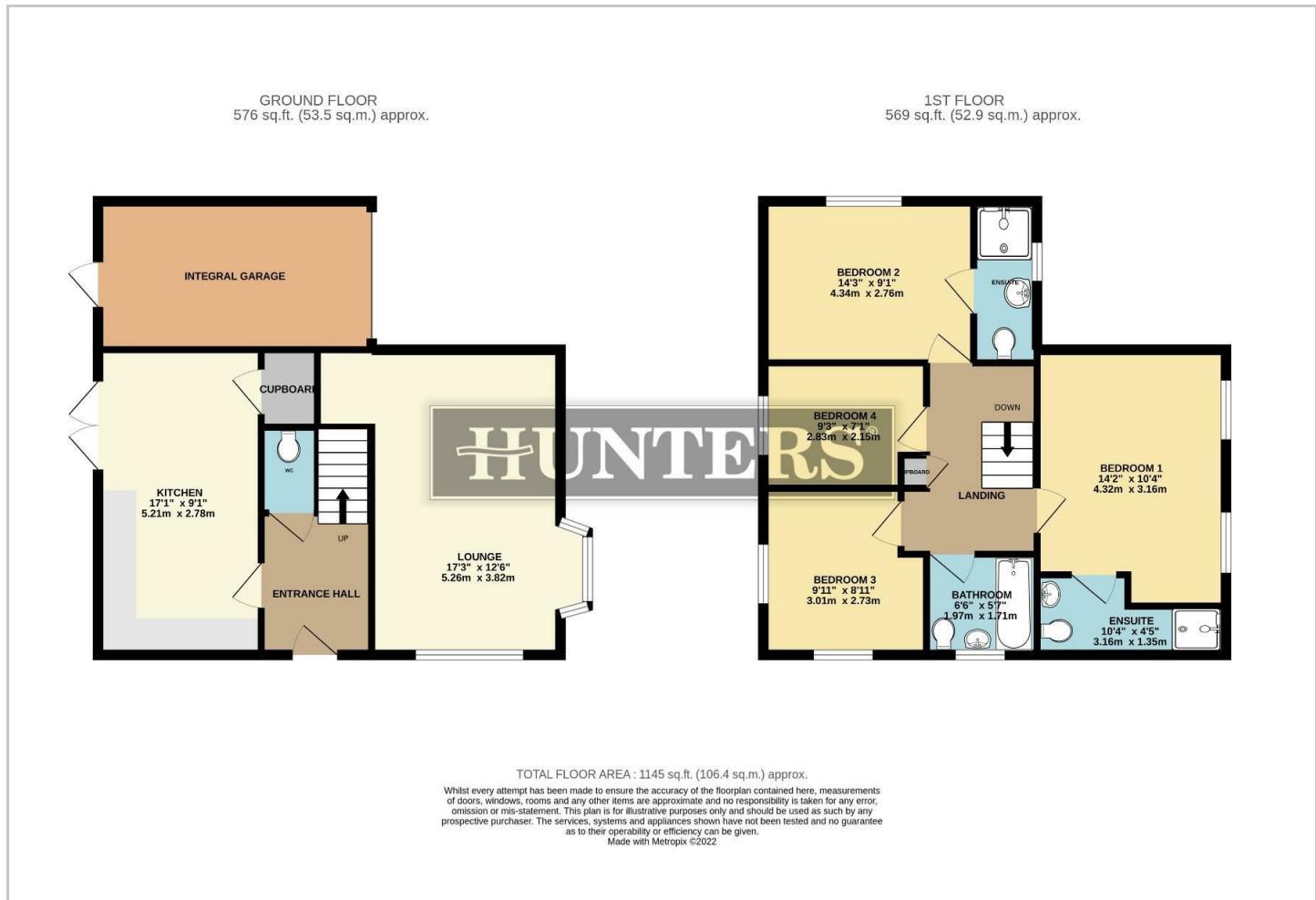
Hybrid Map



Terrain Map



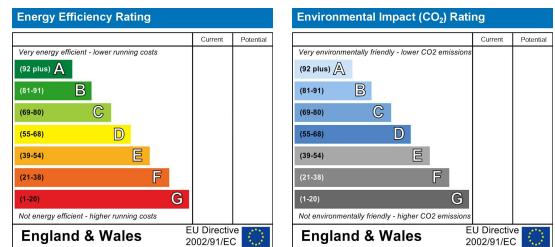
Floor Plan



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.