

# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE



## Warwick Road

Scunthorpe, DN16 1EZ

Offers In The Region Of £164,000



Council Tax: B



# 54 Warwick Road

Scunthorpe, DN16 1EZ

Offers In The Region Of £164,000



## Front

Front of the home, with a gated driveway - offering off-road parking for several vehicles. The driveway leads to the garage at the rear of the property.

## Garden

Large rear garden, which is predominantly laid to lawn. The garden is surrounded with fencing, offering a degree of privacy to the area.

## Lounge

12'11" 11'11" (3.96 3.64)

Generous reception room to the front of the home with a bay window allowing ample natural light.

## Dining Room

10'5" 11'1" (3.19 3.39)

Dining Room to the rear of the property.

## Kitchen

5'4" 17'8" (1.65 5.39)

New kitchen with ample of fitted units for storage.

## Bedroom 1

10'0" 11'11" (3.06 3.65)

Double bedroom to the front aspect of the property, benefiting from a feature bay window.

## Bedroom 2

10'0" 11'1" (3.05 3.39)

Neutrally decorated double bedroom to the rear aspect.

## Bedroom 3

6'0" 6'11" (1.84 2.13)

## Bathroom

5'10" 6'9" (1.79 2.08)

Bathroom with neutral white suite and a over bath shower.



We are pleased to offer this fully renovated, modern, and spacious family home to the market. The property briefly comprises: two generous reception rooms, a modern galley kitchen and an externally w/c. To the first floor, there are three good-sized bedrooms and a modern bathroom. Externally, the home has a large garden, which is predominantly laid to lawn, which is surrounded by fencing, offering a degree of privacy to the area. There is also a driveway, leading to the garage, which benefits from electrics. This home is located centrally, close to local schools, amenities and transportation links. Viewing recommended!



Road Map



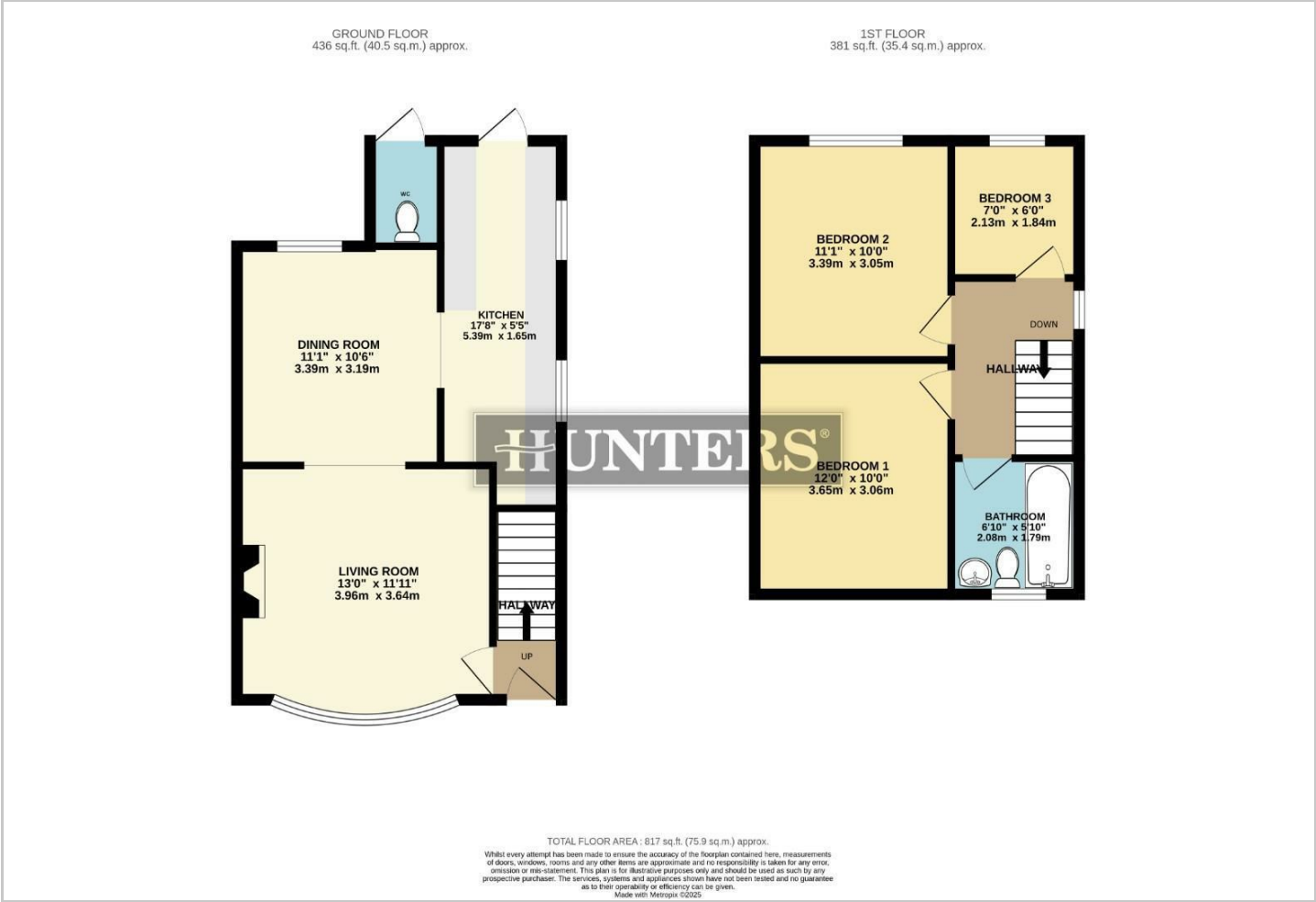
Hybrid Map



Terrain Map



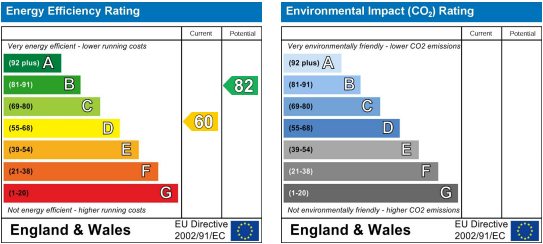
Floor Plan



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.