

HUNTERS®

HERE TO GET *you* THERE



Franklin Crescent

Scunthorpe, DN16 1RT

Offers In The Region Of £100,000



Council Tax: A



20 Franklin Crescent

Scunthorpe, DN16 1RT

Offers In The Region Of £100,000



Front

Front of property, with a shared driveway - which allows access to the rear of the home.

Garden

Good sized rear garden, which is predominantly laid to lawn with a patio seating area. The garden is surrounded with fencing, with mature trees and shrubs to the rear.

Lounge

12'3" x 17'11" (3.75m x 5.48m)

Generously sized, dual aspect lounge.

Kitchen

7'1" x 12'5" (2.18m x 3.79m)

Kitchen to the rear of the property.

Ground floor wc

Bedroom 1

14'3" x 8'9" (4.35m x 2.68m)

Neutrally decorated, double bedroom to the rear of the home.

Bedroom 2

12'9" x 8'10" (3.89m x 2.70m)

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

Bedroom 3

6'11" x 8'9" (2.11m x 2.68m)

Third bedroom, with fitted storage.

Bathroom

8'5" x 5'7" (2.57m x 1.71m)

Bathroom, with neutral suite.

This ideal first time buyer / family home, which is deceptively spacious throughout, briefly comprises; a generous, dual aspect lounge, kitchen, ground floor wc, three bedrooms and a bathroom. Externally there is a good sized garden, which is predominantly laid to lawn, with a patio seating area. In addition to this the home benefits from a gas central heating system and double glazing.

This property, which requires a degree of renovation throughout - is being offered with no onward chain, and is located centrally, close to local schools, amenities and transportation links. Close by there is the Lakeside Retail park, offering a variety of shops, restaurants and a lake side walk. Viewing advised!



Road Map



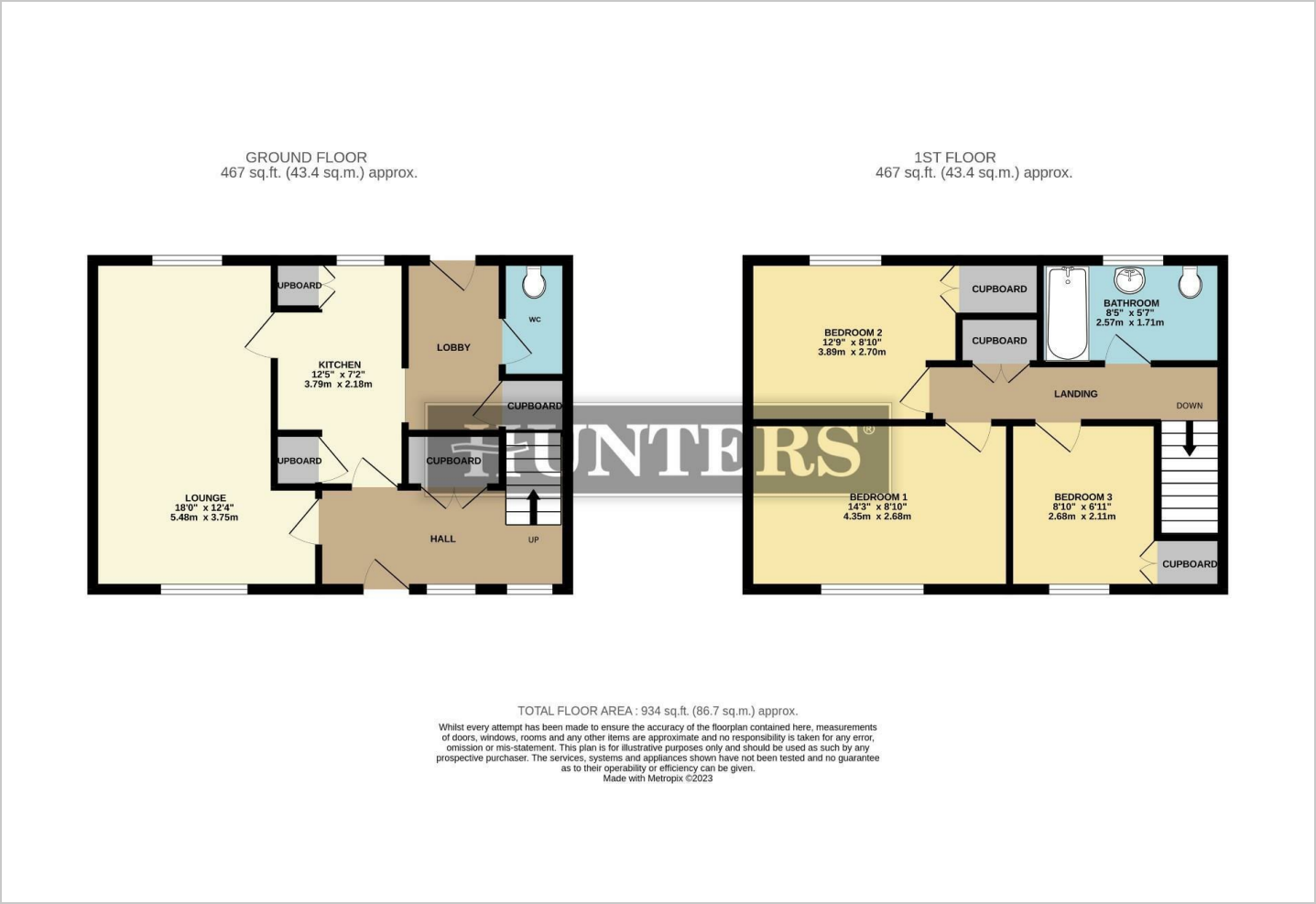
Hybrid Map



Terrain Map



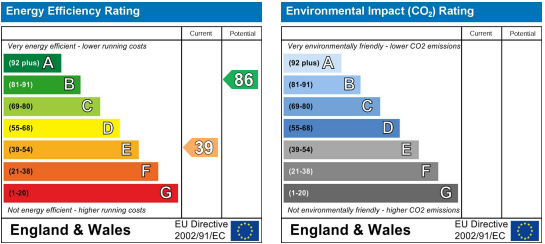
Floor Plan



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.