



CROFTS ESTATE AGENTS

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SALES LETTINGS NEW HOME SALES LAND PROPERTY MANAGEMENT AUCTIONS FINANCIAL ADVICE AND MORTGAGES ENERGY PERFORMANCE PROVIDER



Milson Road

Keelby
DN41 8ES

Offers in the Region Of
£179,950

Crofts Estate Agents are delighted to bring to the market this three bed semi detached house, which is situated within heart of the village of Keelby. Requiring a scheme of modernisation throughout, this spacious home offers versatile living and would make the ideal family home. The property is also well served by local facilities including a post office, shops, takeaways, primary school, and public houses, and falls within the catchment of Caistor Grammar School. Internal viewing of this lovely home will reveal the entrance hallway, open plan living-dining room, kitchen and WC. Heading to the first floor will reveal three bedrooms, all being doubles and the family bathroom suite. Externally, there is off road parking, integral garage and well maintained rear garden. Viewings are highly recommended!

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IMMINGHAM: 21 Kennedy Way, Immingham, DN40 2AB

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Lounge

12' 0" x 18' 2" (3.65m x 5.53m)

This spacious room benefits from carpeted flooring, neutral decor, gas fire place, coving and radiator.

Dining Room

7' 3" x 14' 2" (2.21m x 4.31m)

Open planned to the lounge, this room enjoys the benefits of uPVC window and sliding door, neutral decor to match the lounge, coving and carpeted flooring.

Kitchen

8' 8" x 15' 9" (2.64m x 4.80m)

Boasting a range of base and wall mounted units, this kitchen benefits from plumbing for a washing machine, sink with draining board, space for a freestanding oven and breakfast bar area. There is also vinyl flooring, tiled splashback, under stairs storage, radiator and uPVC window.

Bedroom 1

12' 4" x 12' 8" (3.76m x 3.86m)

Bedroom one briefly comprises of carpeted flooring, radiator, eaves storage and uPVC window to the front elevation.

Bedroom 2

8' 1" x 12' 0" (2.46m x 3.65m)

Bedroom two briefly comprises of carpeted flooring, radiator, built in storage and uPVC window to the rear elevation.

Bedroom 3

7' 10" x 12' 0" (2.39m x 3.65m)

Bedroom three briefly comprises of carpeted flooring, radiator, built in storage and uPVC window to the rear elevation.

Bathroom

5' 6" x 8' 3" (1.68m x 2.51m)

Located on the first floor, this bathroom benefits from a bath with shower above, WC, basin, tiled walls, laminate flooring, towel rail radiator and uPVC window to the side.

Externally

Externally, there is off road parking, integral garage with electric up and over door, power and lighting. The rear garden is well maintained with set in lawn and a range of mature shrubs and plants to add colour and brighten up this well proportioned garden.

Tenure

Believed to be Freehold, awaiting solicitors' formal confirmation. All interested parties are advised to make their own enquiries.

Services

All mains services are understood to be connected, however Crofts have not inspected or tested any of the services or service installations & purchasers should rely on their own survey.

Viewings

Please contact the relevant marketing office, all viewings are strictly by appointment only please.

Council Tax Information

Band C: To confirm council tax banding for this property please view the website www.voa.gov.uk/cti

Free Valuations

We offer a free valuation with no obligation, just call the relevant office or visit www.croftsestateagents.co.uk seven days a week to arrange for your free valuation.

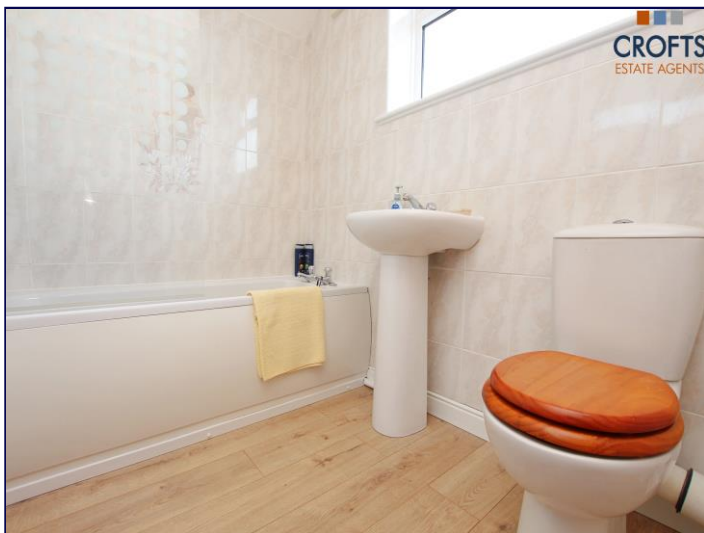
Property Management

We offer a full property management service, offering full and comprehensive credit and referencing checks detailed photographic inventories and regular property inspections to name just a few of our services.

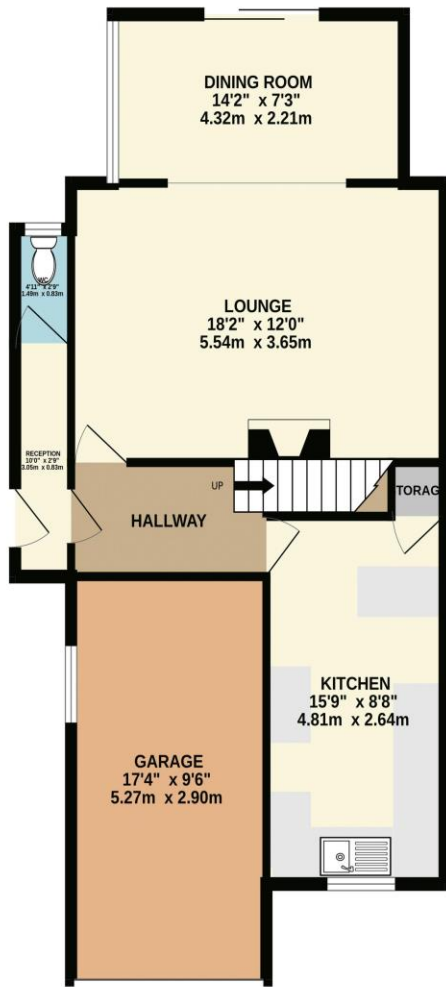
Mortgage and Financial Advice

With access to the whole of the mortgage markets, Crofts Estate Agents in connection with The Mortgage Advice Bureau will help you find the best mortgage to suit your needs. The Mortgage Advice Bureau will act on your behalf in advising you on mortgages and other financial matters

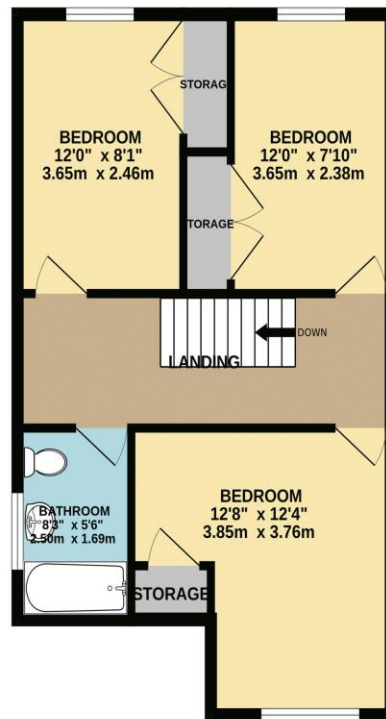
STATUTORY NOTICE: YOUR HOMES IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT.



GROUND FLOOR
722 sq.ft. (67.1 sq.m.) approx.



1ST FLOOR
508 sq.ft. (47.2 sq.m.) approx.



TOTAL FLOOR AREA : 1230 sq.ft. (114.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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