



**Offers in the region of £139,950**

**TENURE : FREEHOLD**

Rivelin Road, DN16

**Bedrooms : 3**

**Bathrooms : 1**

**Reception Rooms : 1**

**Property to invest in**

**Off road parking**

**Walking distance to amenities**

**Quiet location**

**2/3 bedrooms to suit**

**Spacious accommodation**

**Louise Oliver Properties Limited**  
15 Oswald Road, Scunthorpe, North Lincolnshire, DN15 7PU  
info@louiseoliverproperties.co.uk | 441724853222  
Website: <https://louise.globalnoticeboard.com>



Louise Oliver Properties brings to the market a semi-detached bungalow, comprising two or three bedrooms, with a second sitting room comprising of an additional bedroom space, the property is located to a quiet area, with walking distance to good local amenities including convenience store, post office, hairdresser, and regular public bus route. The property benefits from spacious accommodation, with an open plan lounge to kitchen situated to the rear aspect, two double bedrooms, with additional accommodation serving as a third double bedroom or front aspect sitting room. A spacious bathroom comfortably accommodates a four-piece suite, currently benefiting, corner shower enclosure to panel bath, low flush cistern, and pedestal hand basin. Externally the property boasts off road parking to the front aspect, with gated rear access opening to large south facing garden.

To request a viewing call; 01724 853222 or email; [info@louiseoliverproperties.co.uk](mailto:info@louiseoliverproperties.co.uk)

## **ENTRANCE**

Internal porch opening via the front aspect uPVC door, with carpeted flooring. A secondary glazed internal door opens to the main entrance hall opening to all rooms, with radiator, carpeted flooring, and light to ceiling.

## **LOUNGE - 4.48m x 3.65m**

A spacious open plan rear lounge opens to the kitchen comprising of, wood laminate flooring, side aspect uPVC window, electric fire, radiator, and light to ceiling.

## **KITCHEN - 3.10m x 3.47m**

Well-proportioned kitchen area comprising of, vinyl flooring, wooden wall and base storage units, gas hob, electric oven, composite sink and drainer, dual aspect uPVC window, wall mounted gas boiler, side aspect uPVC door exiting to rear, and light to ceiling.

## **BATHROOM - 2.67m x 1.81m**

Spacious bathroom with ample room for four-piece suite comprising of, corner electric shower unit, rear aspect obscure glazed uPVC window, panel bath, low flush cistern, pedestal hand basin, radiator, and light to ceiling.

## **BEDROOM ONE / SITTING ROOM - 3.64m x 4.01m**

Spacious living accommodation with use as a front aspect sitting room or additional bedroom comprising of front aspect bay uPVC window, carpeted flooring, radiator, and light to ceiling.

## **BEDROOM TWO - 3.61m x 3.01m**

Double bedroom comprises, rear aspect uPVC window, radiator, carpeted flooring, and light to ceiling.

## **BEDROOM THREE - 2.77m x 3.65m**

Double bedroom comprises, front aspect bay uPVC window, carpeted flooring, radiator, and light to ceiling.

## **EXTERNAL**

Off road parking situated to the front aspect, with laid to lawn, and gated access to the rear garden. The rear garden boasts

south facing aspect comprising, block paved patio, laid to lawn, and external security lighting.

**DISCLAIMER:**

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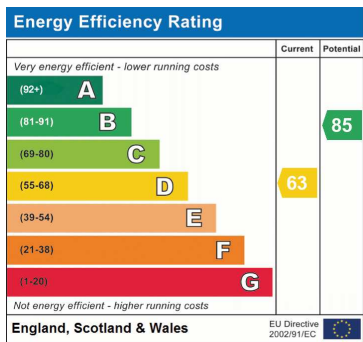
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