



## Abbey Close, Scurragh Lane, Skeeby

Offers in the Region of £435,000

With open countryside views to the front and rear, Abbey Close is a generous detached property providing versatile and well presented living spaces with the benefit of large gardens and a double garage. The layout comprises a large open plan living space with a quality kitchen and a relaxed seating area, three/four bedrooms and a modern bathroom. Externally there is a driveway providing off street parking for a number of vehicles, a double garage and mature gardens with a fruit orchard and a decked seating area. An early inspection is strongly recommended!

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## **Entrance Hall:**

Accessed through a part glazed upvc door and having a radiator and stairs to the first floor.

## **Open Plan Living Area:**

A fantastic space, perfect for modern living.

The Seating Area has a radiator, a TV point and a upvc double glazed bay window to the front of the property.



The Dining Kitchen has ample space for a table and is fitted with a generous range of quality wall and base units with soft close fittings and complimenting butchers block style countertops.



Integrated into the units are a Smeg range cooker with matching extractor over and a dishwasher. There is a washing machine, under floor heating, upvc double glazed windows to the rear and side of the property and a stable style upvc door giving access to the side of the property.



## **Snug/Bedroom:**

A lovely room currently a snug but would also be perfect as a double bedroom. There is a radiator, a TV point, under stairs storage and a upvc double glazed bay window to the front of the property.



## **Bedroom:**

A large double bedroom having a radiator, freestanding wardrobes and upvc double glazed windows to the rear and side of the property.



**Bedroom:**

A double bedroom with a radiator and a upvc double glazed window.

**Bathroom:**

The very well appointed bathroom features a modern white suite that comprises a large bath, a WC, a wash hand basin and a walk in shower enclosure with a dual headed shower.



There is a heated towel rail and a upvc double glazed window.

**First Floor Attic Room:**

Currently used as a hobby room, but ideal as a bedroom, there is a radiator, a large walk in wardrobe and a upvc double glazed window overlooking the rear garden.

**External**

The property sits back from the road behind a mature well stocked garden and a gravelled driveway providing parking for a number of vehicles.

The Double Garage has a pair of electric doors, a WC, a door to the garden and has power and light connected.

The generous rear garden is mainly lawned with mature planting, a large decked seating area, and a fruit orchard which features two apple trees, a pear tree, a plum tree and a cherry tree.

**Additional Information**

The postcode is DL10 5EF and the Council Tax Band is E. The property has the benefit of an air source heat pump heating system.



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### SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

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