



21 High Street, Swinefleet, Goole, DN14 8AG

£165,000

EPC: E

****NO UPWARD CHAIN**** This end terraced house has been extended to create extra living space and offers three bedroom accommodation with two reception rooms. The property also offers off street parking to the side with a garden and a range of outbuildings and with gated access onto the riverbank. Viewing is highly recommended to appreciate the potential on offer and the quiet village location.

- Mature end terrace house
- Two storey extension
- Three bedrooms
- Quiet village location
- Overlooks the River
- Two reception rooms
- Ground floor bathroom and separate WC
- Solid fuel central heating system
- Garden, driveway and outbuildings
- **NO UPWARD CHAIN**

DESCRIPTION

This mature three bedroom end terrace house offers uPVC double glazed windows and a solid fuel central heating system and offers accommodation comprising;

ENTRANCE HALL

3'1" x 2'10"

Timber entrance door. Stair way leading to the first floor.

LIVING ROOM

11'9" x 11'10"

Coving to the ceiling. One central radiator.

SITTING ROOM

10'10" x 12'11"

Bow window overlooking the garden. Fireplace housing the solid fuel fire. Recessed storage cupboard. Under stairs storage cupboard. Coving to the ceiling.

KITCHEN

9'4" x 7'7"

A range of modern base and wall units having cream high gloss fronts with oak worktops and matching upstands. The units incorporate a Belfast sink, a four ring ceramic hob with a double oven under and a cooker hood over. One central radiator.

LOBBY

6'4" x 3'1"

Storage cupboard. Timber door leads to the porch.

PORCH

6'7" x 2'11"

A brick base/timber framed porch with a timber glazed door that leads into the garden.

BATHROOM

5'0" x 6'0"

A white suite comprising a panelled bath and wash hand basin. Coving to the ceiling. One central radiator.

W.C.

4'11" x 2'9"

A white low flush WC. One central radiator.

LANDING

14'6" x 4'2" max.

Airing cupboard housing the hot water cylinder. Loft access.

BEDROOM ONE

14'11" x 11'8"

Window over looking the garden. Recessed cupboard. One central radiator.

BEDROOM TWO

18'6" x 9'2"

Window overlooking the garden and a further window over looking the river to the rear. Coving to the ceiling. One central radiator.

BEDROOM THREE

11'4" x 8'3" max.

Window overlooking the garden. Coving to the ceiling. One central radiator.

OUTSIDE

The property is accessed from the High Street through double wrought iron gates that lead onto the driveway. The garden is fully enclosed with a lawn and a range of outbuildings. A gateway provides access onto the riverbank.

Ground Floor

Approx. 45.6 sq. metres (491.2 sq. feet)



Total area: approx. 90.0 sq. metres (968.6 sq. feet)

First Floor

Approx. 44.4 sq. metres (477.4 sq. feet)







