



**6 Riverdale Road, Swinefleet, Goole, DN14 8BP**

**£255,000**

**EPC: F**

This highly individual detached dormer bungalow is located in a private cul-de-sac with fantastic River views to the rear. Built in CIRCA 1974 the property offers generous accommodation which comprises; entrance hall, through lounge/dining room, kitchen, two ground floor bedrooms, a bathroom, and a third bedroom on the first floor. The property stands within a generous plot with a double driveway providing ample off street parking, beautifully stocked and maintained gardens, garage, and access onto the River bank providing fine views. No upward chain.

- Highly individual detached dormer bungalow
- Three bedrooms
- Entrance hall with spiral staircase
- Through lounge/dining room
- Fitted breakfast kitchen
- Oil fired central heating
- Attached garage
- Driveway to either side of the property
- Fantastic River views to the rear
- Sits within generous and well maintained gardens

#### DESCRIPTION

This highly individual detached dormer bungalow incorporates oil central heating and majority uPVC double glazed windows and offers good size accommodation comprising;

#### ENTRANCE HALL

7'3" x 20'1"

uPVC entrance door with side screens. Spiral staircase that leads to the first floor. Airing cupboard housing the hot water cylinder. Storage cupboard. Coving to the ceiling. One central heating radiator.

#### LOUNGE

13'5" x 23'11"

A through lounge/dining room with a uPVC bow window to the front and timber glazed window to the rear elevation. A stone fire surround with a tiled hearth and timber mantle housing an electric fire. Two central heating radiators.

#### BREAKFAST KITCHEN

12'9" x 12'5"

A traditional range of fitted base and wall units having laminated worktops and tiled surrounds. The units incorporate a white ceramic one and half bowl single drainer sink, a four ring ceramic hob with a cooker hood over. Integrated double electric oven. Plumbing for an automatic washing machine. Coving to the ceiling. One central heating radiator. Tiled floor. Aluminum framed door leads to the rear garden.

#### BEDROOM ONE

13'10" x 11'0"

Bow window to the front elevation. Coving to the ceiling. One central heating radiator.

#### BEDROOM TWO

11'10" x 11'10"

To the rear elevation. A range of fitted bedroom furniture to include wardrobes, overhead storage cupboards, dressing table and drawers. Coving to the ceiling. One central heating radiator.

#### BATHROOM

7'10" x 6'7"

A coloured suite comprising a panelled bath with a mains fed shower over and a glass shower screen to the bath side, a wash hand basin and a low flush WC. Tiled walls. One central heating radiator.

#### BEDROOM THREE

15'4" x 12'10"

Located on the first floor accessed from the spiral staircase. To the front and rear elevations. Eaves storage space.

#### GARAGE

8'5" x 18'8"

An attached brick built garage with a metal up and over vehicular door and timber side personnel door. Oil central heating boiler.

#### W.C.

5'11" x 2'11"

A white low flush WC.

#### GARDENS

To the front of the property the garden is laid to lawn with mature borders filled with flowers and shrubs. There is a driveway to the left hand side which provides off street parking and access to the garage. To the right hand side there is a further driveway which extends along the side of the bungalow and provides further off street parking or hard standing space for a caravan if required.

To the rear of the property there is a generous garden which is mainly laid to lawn with mature borders filled with flowers and shrubs. A paved pathway and steps lead up to the Riverbank which provides fantastic views and access to the public walkway beyond the timber gate at the bottom of the garden. Timber garden shed and oil storage tank screened by timber fencing. Fish pond with a timber pergola over.

Ground Floor



First Floor







