



Buckingham Street, Scunthorpe DN15 7JF

welcome to

Buckingham Street, Scunthorpe

A three-bedroom mid-terraced home on Buckingham Street, Scunthorpe, offering spacious living accommodation, a ground floor WC, utility room and a low-maintenance rear garden. Ready to move straight into, this property is ideal for first-time buyers and investors alike.



Entrance Hall

Double-glazed front entrance door, and a radiator.

Lounge

Double-glazed window to front aspect, fireplace, and a radiator.

Dining Room

Double-glazed window to rear aspect, under-stairs cupboard, and a radiator.

Kitchen

Fitted kitchen with the range of wall and base cupboards, stainless-steel sink and drainer, work surfaces, oven and a hob, extractor hood, radiator, and double-glazed window to side aspect.

Utility Room

Plumbing for a washing machine, double-glazed window, and a door to garden.

Cloakroom

Double-glazed window, WC, wash hand basin, and a radiator.

Landing

Storage cupboard.

Bedroom One

Double-glazed window to front aspect, and a radiator.

Bedroom Two

Double-glazed window to rear aspect, and a radiator.

Bedroom Three

Double-glazed window to rear aspect, and a radiator.

Bathroom

Double-glazed window, bath with a shower over, WC, and wash hand basin.

Rear Garden

Easy-to-maintain paved rear garden benefiting from gated access to the rear alleyway.

Agents Note

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



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welcome to

Buckingham Street, Scunthorpe

- Mid-terraced home
- Three bedrooms
- Low-maintenance paved rear garden
- Move-in ready accommodation
- Ideal first-time buy or investment opportunity

Tenure: Freehold EPC Rating: D

Council Tax Band: A

£120,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
SCT112102 - 0002

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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