



3 bed semi-detached house to buy in DN31

Cromwell Avenue, Grimsby, Lincolnshire, DN31 2DR

£70,000 Starting Bid

 x 3  x 1  x 2

Tenure

Freehold

Off Street parking

Property features

- ✓ Being sold via Secure Sale, Terms and Conditions Apply
- ✓ Substantial 3 Bedroom House
- ✓ Kitchen-Diner and 2 Reception
- ✓ Front and Rear Gardens
- ✓ EPC Rating D

Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: D
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: Cable
- ✓ Mobile signal: Good

Arrange a viewing

Jason Nicholson
Branch Manager
North Auction

0191 425 1510
north@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

A substantial 3 bedroom semi-detached house, located in close proximity to Grimsby town centre.

Offering flexible internal space with 2 reception rooms and a kitchen diner on the ground floor.

This could be a perfect first time home or alternatively, the property is currently let at £700PCM making this an excellent addition to any buy to let investors portfolio.

Viewing is highly advised.

Council Tax Band: A

Tenure: Freehold

Price: Starting Bid £70,000

Property Type: Semi-detached house

Parking: Off Street

Construction materials: Brick and block

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

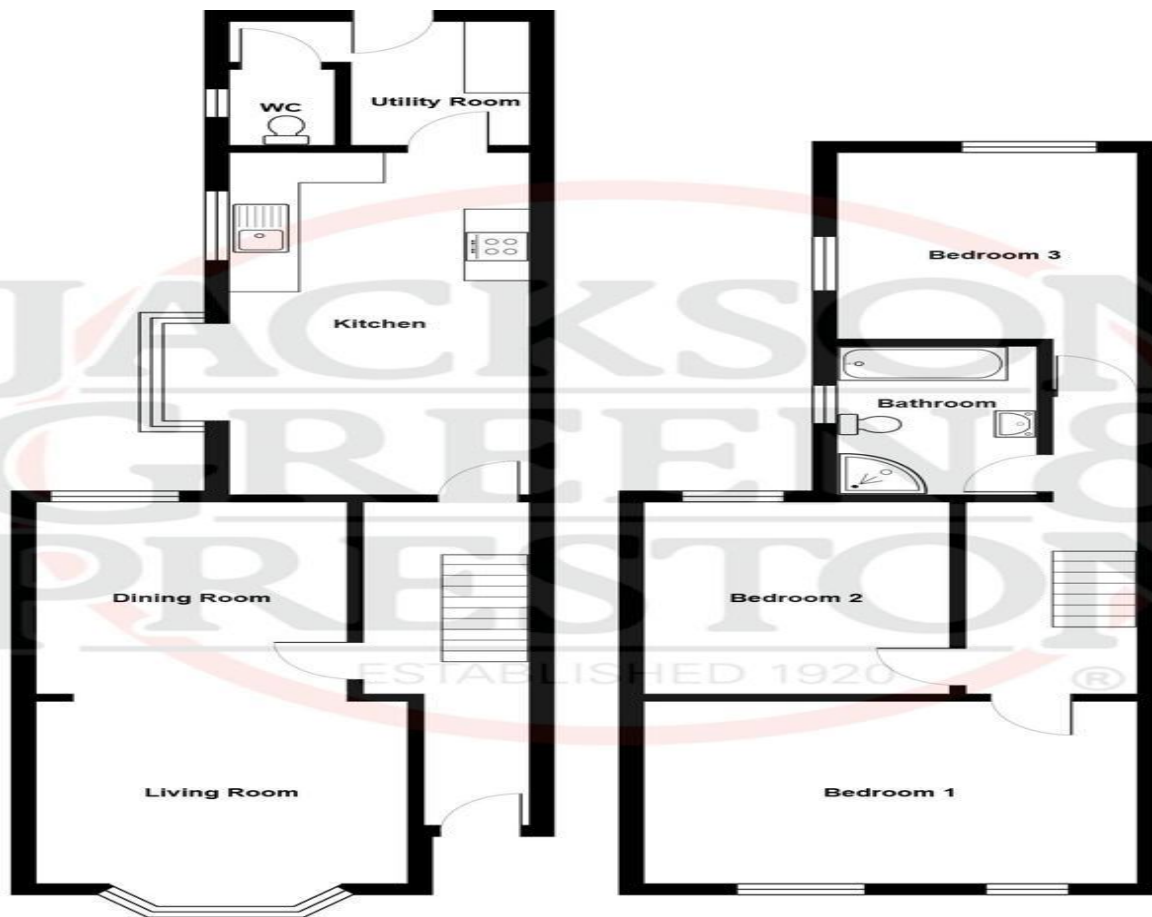
Water meter: Yes

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: Cable

Mobile signal coverage: Good



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		
(81-91) B		85
(69-80) C		
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

Cromwell Avenue, Grimsby, Lincolnshire, DN31 2DR

Contact your local branch today for more information on this property:

Mercantile House Silverlink, Wallsend, Tyne and Wear, NE28 9NY, Tel: 0191 425 1510, north@pattinson.co.uk, www.pattinson.co.uk

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

