



### 3 bed bungalow to buy in DN17

Hurst Lane, Scunthorpe, Lincolnshire,  
DN17 2ST

**£165,000** Starting Bid

 x 3  x 1  x 1

Tenure

**Freehold**

Double Garage parking

### Property features

- ✓ Being Sold via Secure Sale online bidding. Terms & Conditions apply.
- ✓ Sought After Location
- ✓ Three bed detached bungalow
- ✓ NO ONWARD CHAIN!
- ✓ EPC Rating C

## Key Information

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

## Arrange a viewing

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Branch Manager  
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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

## Description

Being Sold via Secure Sale online bidding. Terms & Conditions apply.

We are pleased to bring to the market this three bed detached bungalow located within a popular residential area of Scunthorpe on Hurst Lane. Situated close to local amenities and good transport links, this property would be ideal for anyone looking to downsize.

Internally, you are greeted with a spacious lounge, kitchen, three double bedrooms and bathroom with a fitted four piece suite.

Externally, there is a rear enclosed garden which is easily maintainable, a large detached double garage with the added benefit of more undercover storage to the side and off-road parking for multiple vehicles on the drive.

This property is offered with no onward chain and is ready to view immediately!

Lounge

15' 1" x 11' 6" (4.60m x 3.50m)

Kitchen

11' 6" x 12' 6" (3.50m x 3.80m)

Bedroom One

11' 6" x 11' 6" (3.50m x 3.50m)

Bedroom Two

11' 2" x 11' 6" (3.40m x 3.50m)

Dining Room/Bedroom Three

7' 7" x 11' 6" (2.30m x 3.50m)

Bathroom

7' 7" x 7' 5" (2.30m x 2.25m)

Brochures

Council Tax Band: C

Tenure: Freehold

Price: Starting Bid £165,000

Property Type: Bungalow

Parking: Double Garage, Driveway

Year built: 1970

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

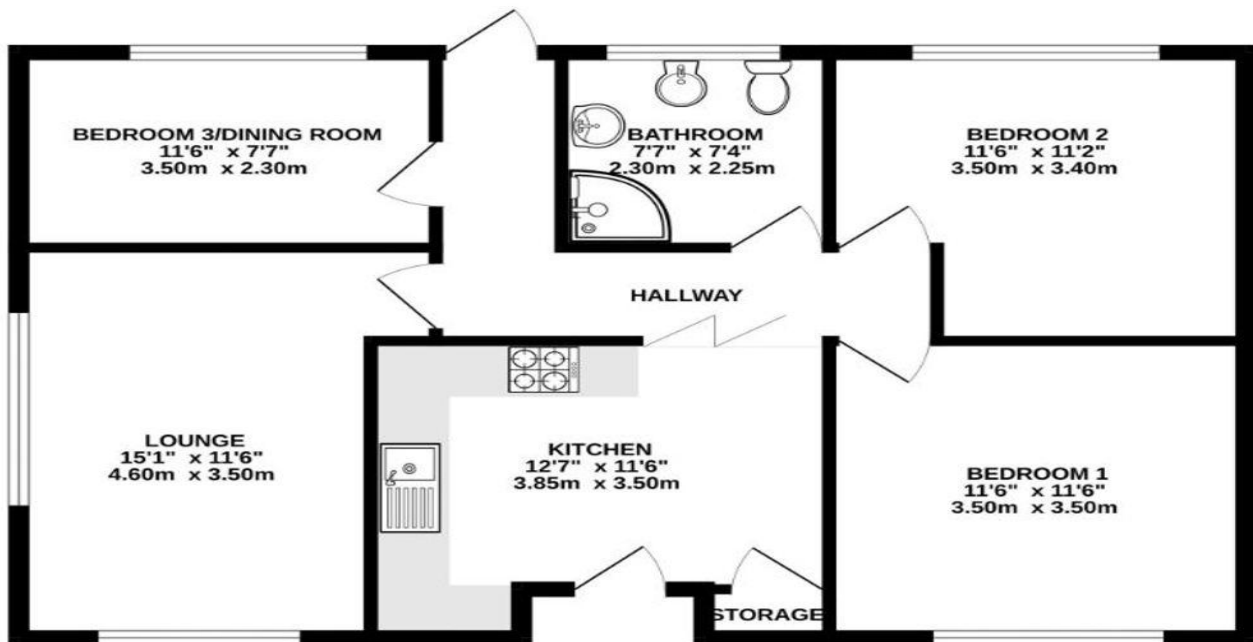
Water: Direct mains water

Water meter: Yes

Sewerage: Standard UK domestic

Air conditioning: No

Mobile signal coverage: Good



TOTAL FLOOR AREA : 755 sq.ft. (70.2 sq.m.) approx.  
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by only prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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| Energy Efficiency Rating                    |         |                         |
|---------------------------------------------|---------|-------------------------|
|                                             | Current | Potential               |
| Very energy efficient - lower running costs |         |                         |
| (92-100) <b>A</b>                           |         |                         |
| (81-91) <b>B</b>                            |         |                         |
| (69-80) <b>C</b>                            | 73      | 80                      |
| (55-68) <b>D</b>                            |         |                         |
| (39-54) <b>E</b>                            |         |                         |
| (21-38) <b>F</b>                            |         |                         |
| (1-20) <b>G</b>                             |         |                         |
| Not energy efficient - higher running costs |         |                         |
| England, Scotland & Wales                   |         | EU Directive 2002/91/EC |

Hurst Lane, Scunthorpe, Lincolnshire, DN17 2ST

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

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