



40 Haig Avenue, Scunthorpe, DN16 1DZ

£159,950

This three bed semi detached house is great value, ideal for first time buyers and ready to move straight into.

The property offers an entrance hall, cosy lounge with a log burner, a modern open plan kitchen diner that leads onto the conservatory, three good size bedrooms and a family bathroom. Outside there is off road parking for a couple of cars, a detached garage and a low maintenance rear garden.

Viewings are available now, please call the office to book yours!

Entrance hall

Lounge 12'11" x 12'11" (3.94 x 3.94)



Kitchen diner 16'2" x 9'11" (4.94 x 3.04)



Sun room 12'11" x 11'2" (3.94 x 3.41)



Landing

Bedroom one 12'11" x 9'8" (3.94 x 2.95)



Bedroom two 9'11" x 9'8" (3.04 x 2.95)



Bedroom three 8'0" x 6'11" (2.44 x 2.13)



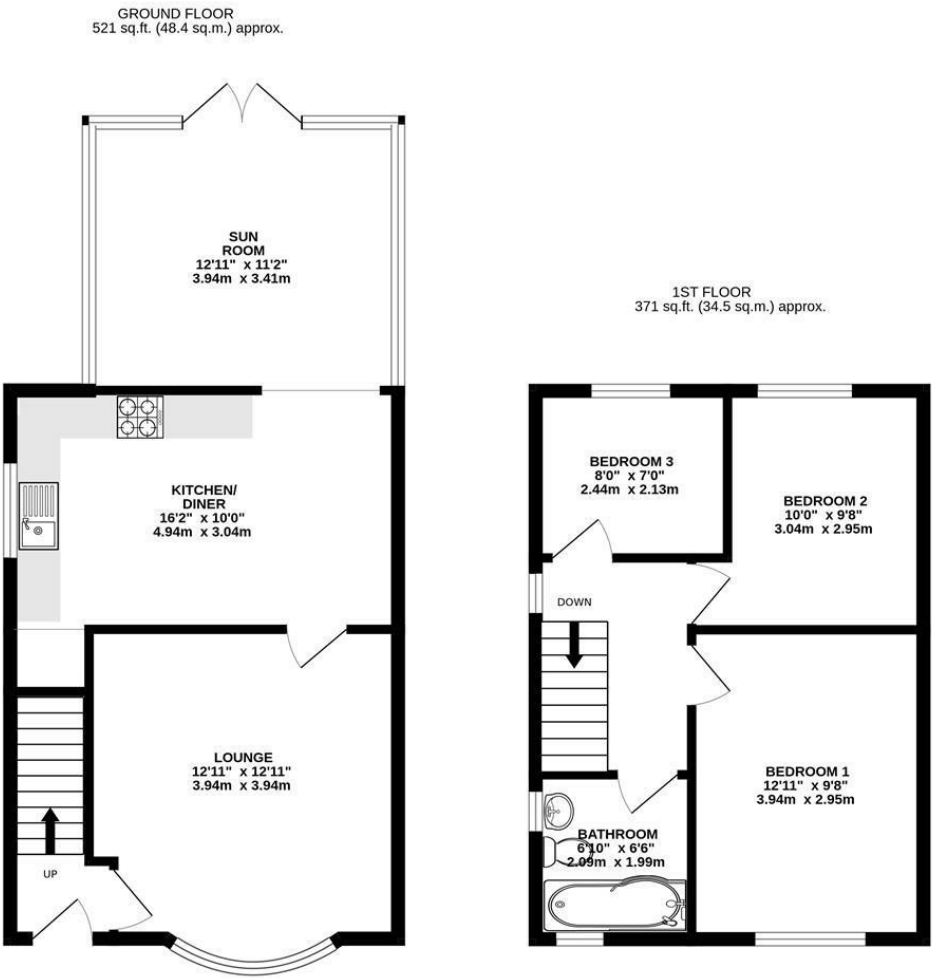
Bathroom 6'10" x 6'6" (2.09 x 1.99)



Outside



Floor Plan



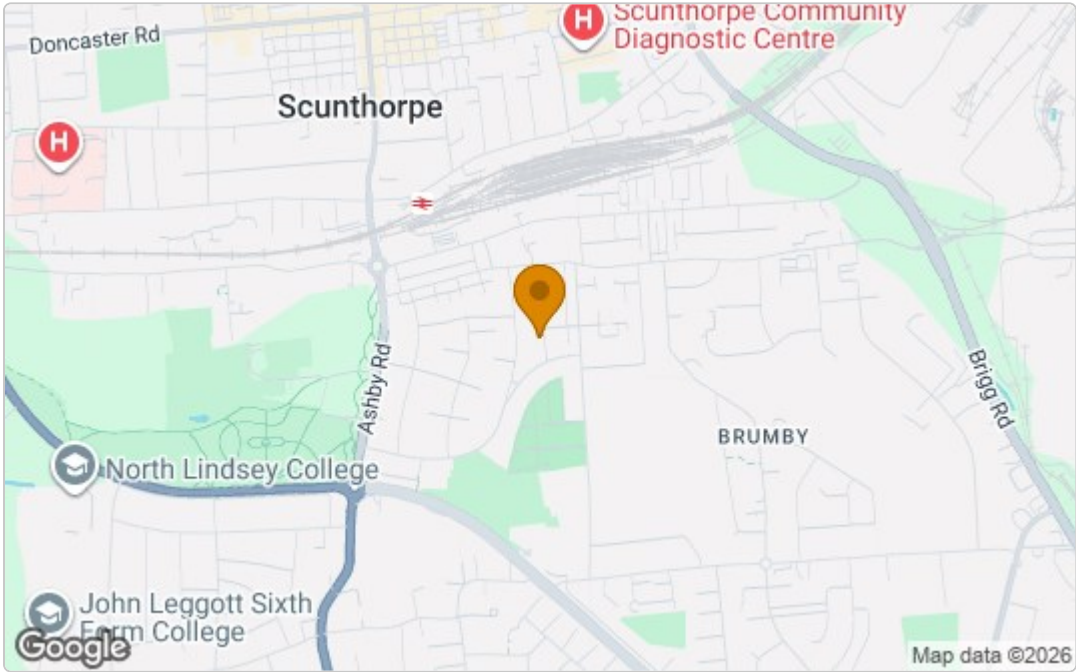
TOTAL FLOOR AREA : 892 sq.ft. (82.9 sq.m.) approx.

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 any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

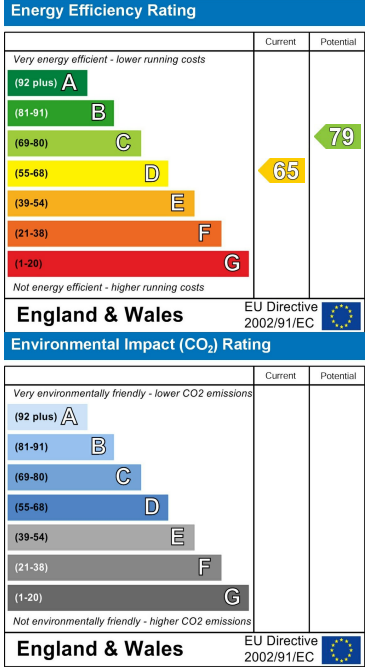
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Area Map



Energy Efficiency Graph



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