



7 Christophers Meadow, Scunthorpe, DN17 3BF

Offers Over £400,000

Fantastic opportunity to own an immaculately presented, three bed detached family home tucked away in a quiet Cul de sac, in the rural village of West Butterwick.

Well looked after by the current owners the property has a contemporary neutral kitchen that opens up through bifold doors on to a pristine rear landscaped garden. It also benefits from Quartz worktops, a ceiling audio speaker and a number of integrated appliances, ideal for hosting friends and family.

Downstairs also comprises of an entrance hall, really great size lounge, cozy sitting room, utility room, a modern family bathroom and a further reception room/bedroom that is currently being used as an office. Upstairs there are two really good size double bedrooms, both with fitted wardrobes and En suites and the principle bedroom has the added extra of a dressing room.

The block paved driveway offers plenty of off road parking for multiple vehicles, as well as the detached double garage. To really appreciate this property, a viewing is highly recommended. To book, please call the office.

Entrance



Bedroom three 13'3" x 10'5" (4.05 x 3.20)



Sitting room 9'6" x 8'11" (2.90 x 2.74)

Lounge 20'4" x 13'4" (6.20 x 4.08)



Bathroom 9'10" x 5'9" (3.02 x 1.76)



Kitchen / Breakfast room 22'6" x 11'5" (6.87 x 3.48)



The kitchen benefits from the following integrated appliances: dishwasher, fridge, oven, freezer, wine cooler, microwave/oven/grill with hotplate drawer beneath. There is also a ceiling audio speaker.

Utility 11'6" x 6'0" (3.52 x 1.83)



Landing



Bedroom one 18'3" x 13'4" (5.57 x 4.08)



Dressing room 8'6" x 7'9" (2.60 x 2.37)



En suite



En suite 8'5" x 7'9" (2.57 x 2.37)



Garage 18'3" x 18'2" (5.57 x 5.54)

With electric door.

Outside



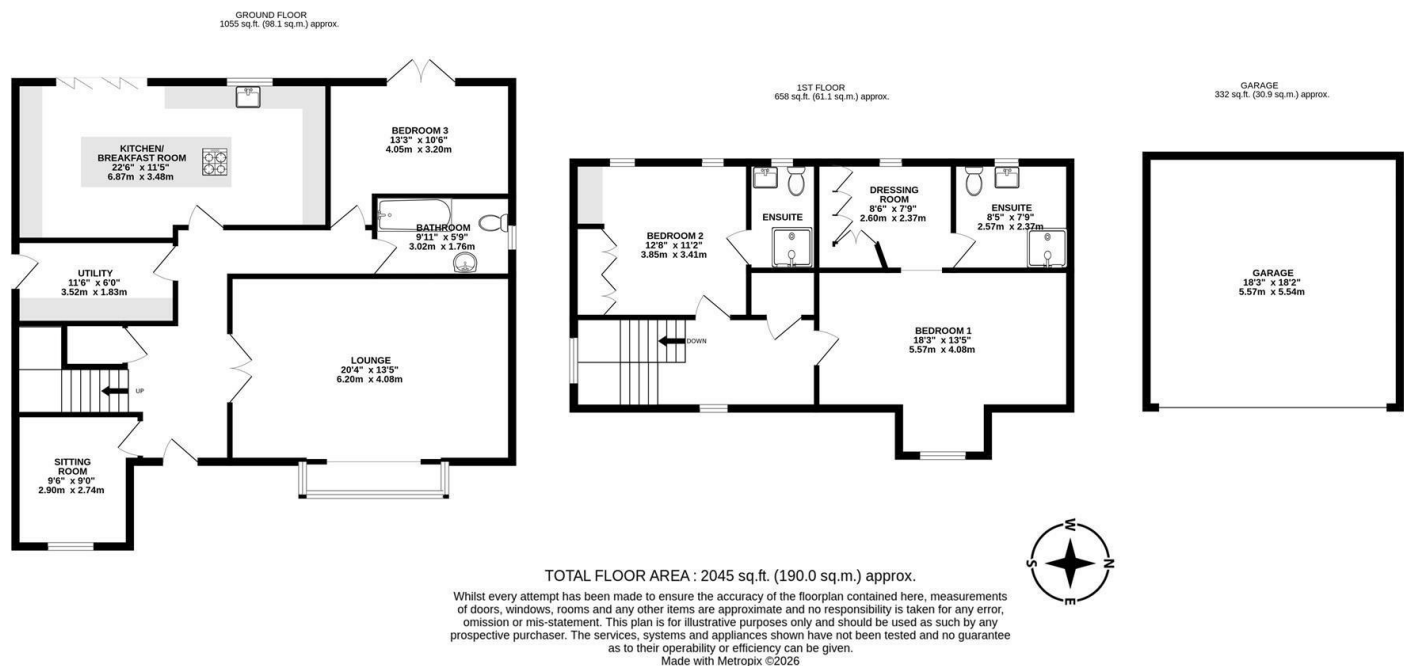
Loft

With eaves which run the length of the back of the house for extra storage. Also boarded out with lights.

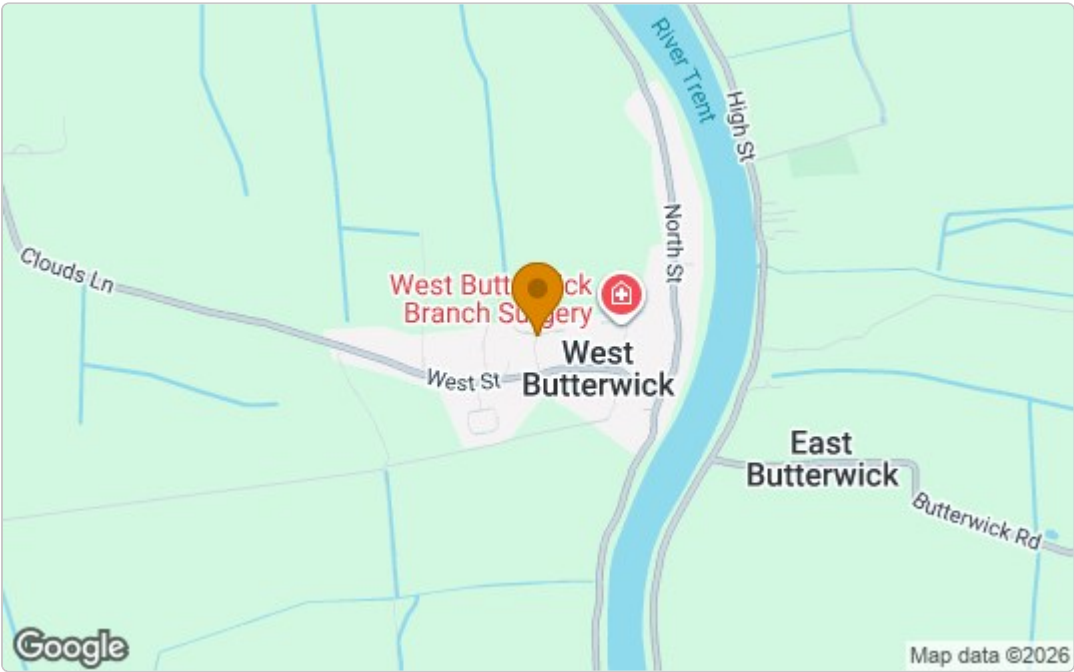
Bedroom two 12'7" x 11'2" (3.85 x 3.41)



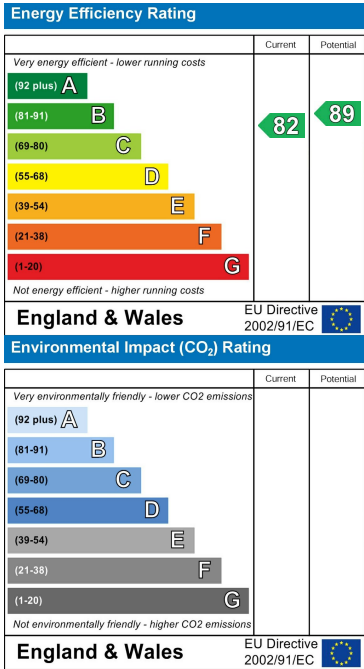
Floor Plan



Area Map



Energy Efficiency Graph



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