



56 Wilkinson Way, Scunthorpe, DN16 3NS

**£73,500**

Brilliant opportunity for a first time buyer to get on the ladder in a good location, this two bedroom first floor apartment with allocated parking is now available for viewings. Great value for money, this property is part of the discount market sale scheme which means its available at a discounted price (77% of market value) This property is a great opportunity to get your foot on the housing ladder.

As the property is leasehold there are charges that apply but included in the service charge are maintained gardens and window cleaning - for further information or to organise a viewing, please call the office on 01724 372011.

## Entrance

Lounge 18'6" x 10'2" (5.66 x 3.10)



Bathroom 8'7" x 4'9" (2.62 x 1.47)



Kitchen 11'9" x 6'6" (3.60 x 2.00)



## Outside



Bedroom one 15'5" x 10'6" (4.71 x 3.22)



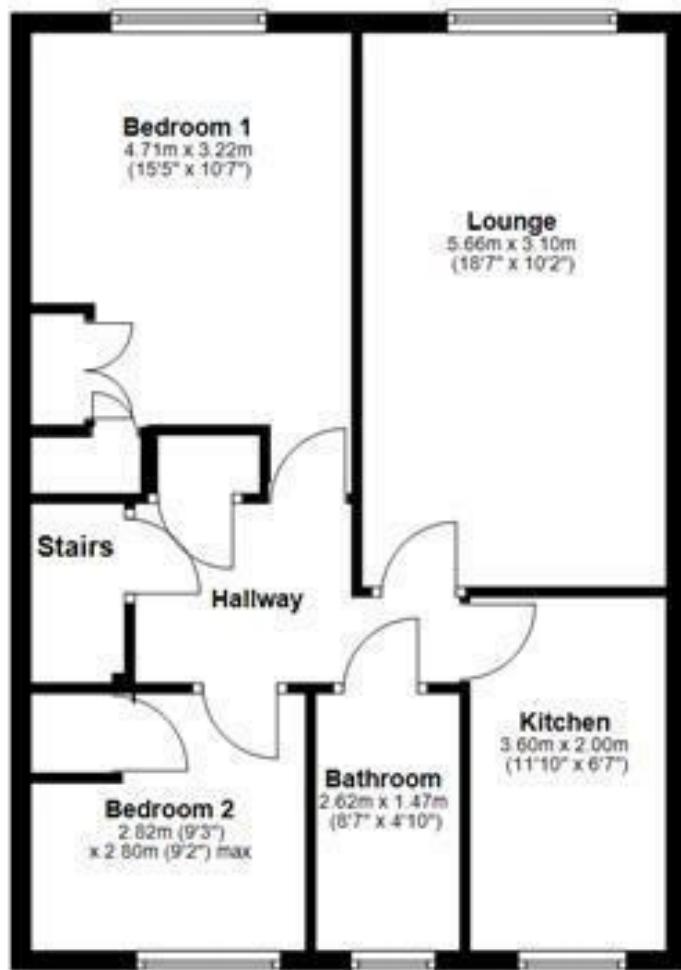
Bedroom two 9'3" x 9'2" (2.82 x 2.80)



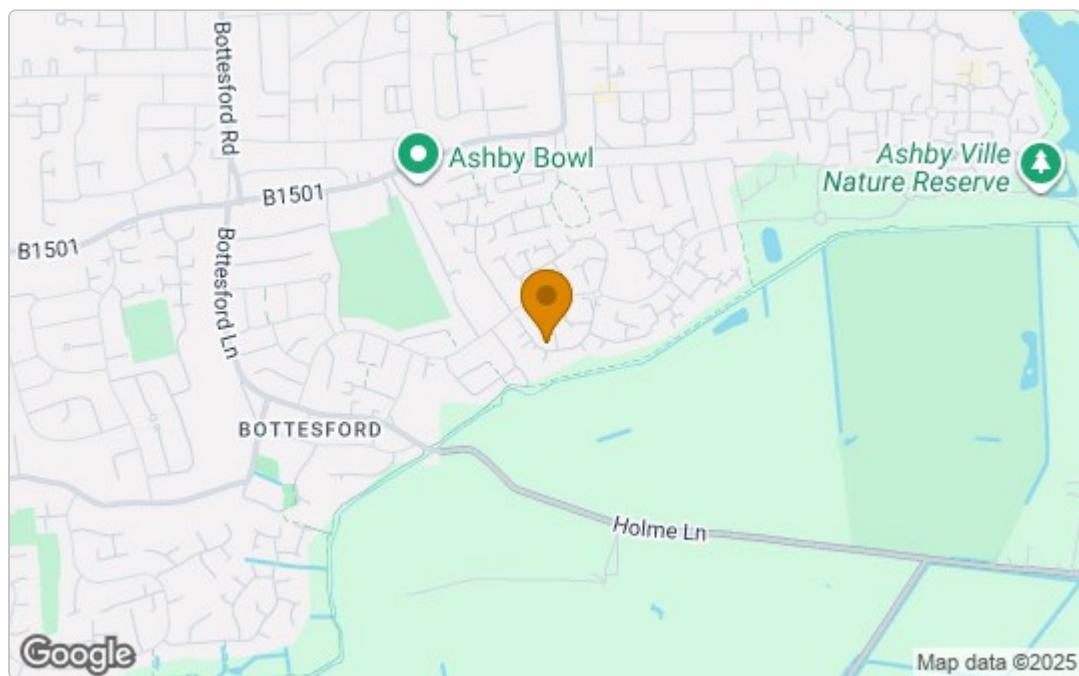
## Floor Plan

### Ground Floor

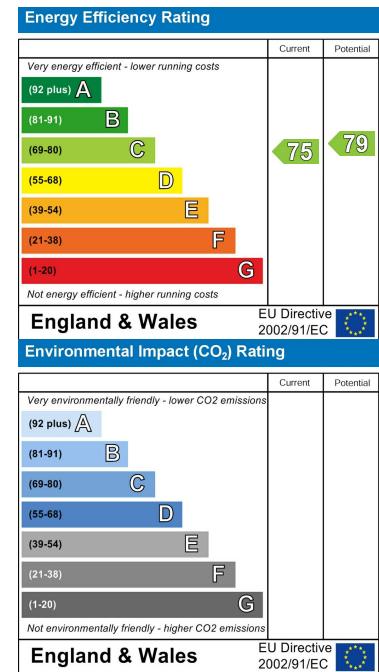
Approx. 60.6 sq. metres (651.9 sq. feet)



## Area Map



## Energy Efficiency Graph



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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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