



30 School Lane, Scunthorpe, DN15 0AN

£169,950

Located on a good size plot in the popular village of Appleby this three bedroom semi detached house that would make a great project! Offered with no onward chain and vacant possession this property comprises of a kitchen diner, with a small extension to the rear with patio doors on to the rear garden, W.C, there is also a cozy lounge. To the first floor there is three bedrooms and a modern shower room. Outside there is a great size garden, plenty off road parking and a garage/workshop. Available for viewings now please call the office to book your appointment.

Entrance hall

Kitchen diner 17'11" x 14'10" (5.48 x 4.54)



Lounge 17'11" x 10'9" (5.48 x 3.29)



Sitting room 11'9" x 6'8" (3.59 x 2.04)

W.C.

Landing

Bedroom one 12'6" x 11'2" (3.82 x 3.41)



Bedroom two 14'5" x 9'2" (4.41 x 2.81)



Bedroom three 8'9" x 7'11" (2.67 x 2.43)



Bathroom 7'9" x 5'5" (2.37 x 1.67)

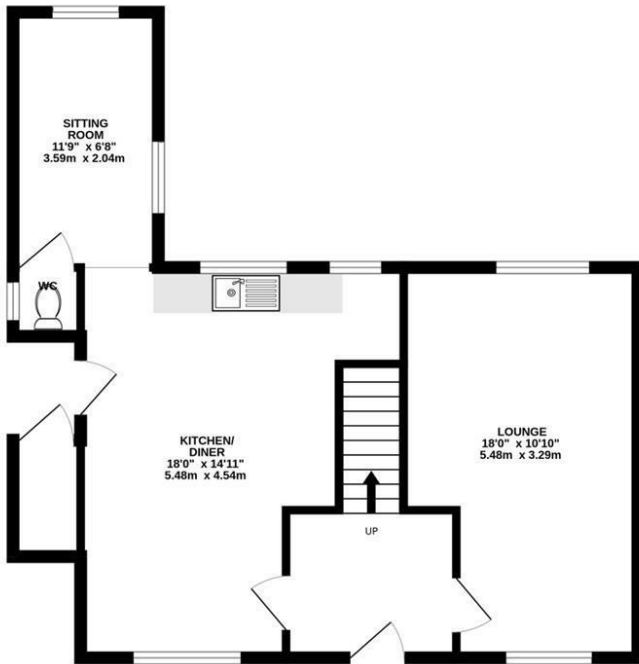


Outside

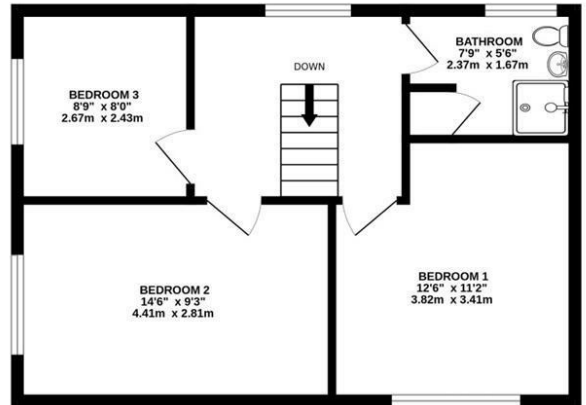


# Floor Plan

GROUND FLOOR  
567 sq.ft. (52.7 sq.m.) approx.



1ST FLOOR  
462 sq.ft. (42.9 sq.m.) approx.

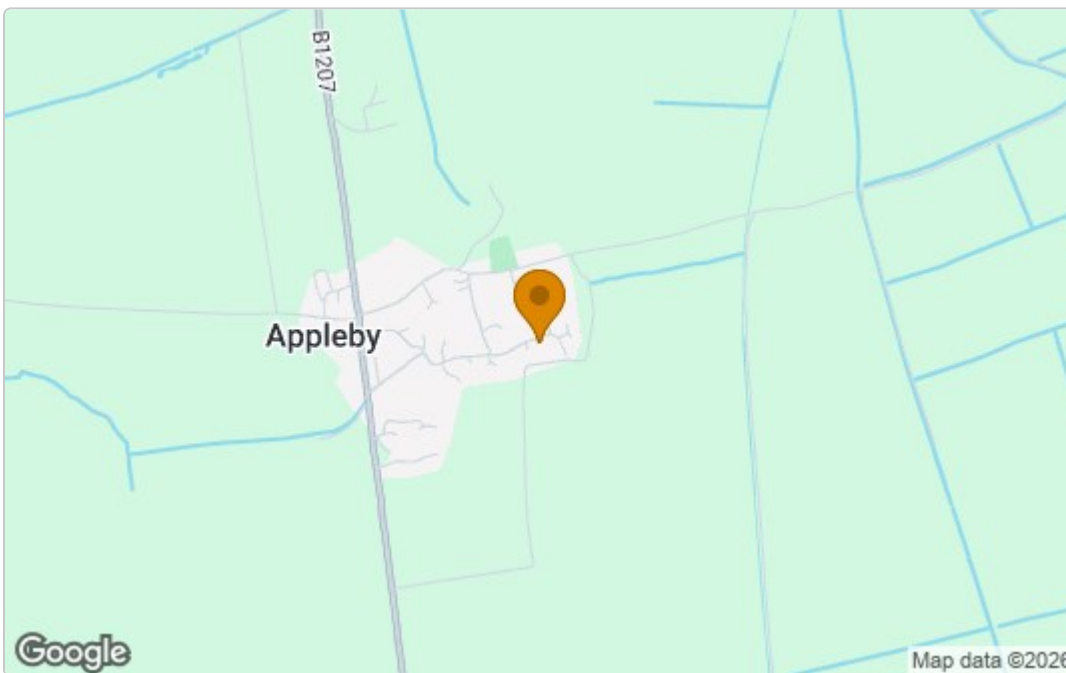


TOTAL FLOOR AREA : 1029 sq.ft. (95.6 sq.m.) approx.

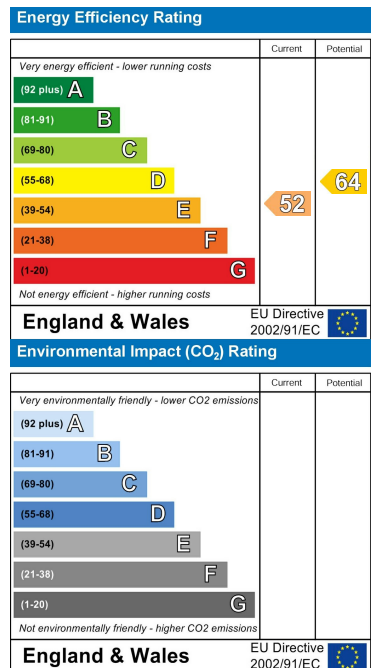
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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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