



15 East Green
Messingham, DN17 3QU
£440,000

Bella
properties

Presenting a stunning detached home, currently listed for sale with Bella Properties. This house is an exquisite model of modern living, ideal for growing and multi-generational families alike. Set on a great size plot, the property boasts a wealth of features that are sure to captivate any potential buyer.

The interior of the house boasts five/six bedrooms, two bathrooms, an open plan kitchen/diner and sitting area, ample off road parking and an attached garage. The master bedroom is a spacious double room with a luxurious en-suite for privacy, while the second and fifth bedrooms are also generously sized doubles. The third bedroom and fourth bedroom come with built-in wardrobes, offering ample storage space.

Situated in a location that has the advantage of nearby schools and local amenities, this property strikes the perfect balance between convenient living and tranquil home life. Don't miss out on this chance to secure an immaculate property that perfectly suits a growing family!



Entrance Hall 7'10" x 11'9" (2.41 x 3.6)

Entrance to the property is via the front door and into the hallway. Wooden flooring with coving to the ceiling, vertical radiator and internal doors leading to the sitting room and storage cupboard. Carpeted stairs lead to the first floor accommodation, uPVC window faces to the front of the property.

Living Room 12'9" x 20'11" (3.89 x 6.38)

Carpeted with coving to the ceiling, under floor heating and uPVC windows facing to the front and rear of the property. Double doors lead to the sitting room.

Kitchen/Diner/Sitting Room 12'11" x 21'7" (3.96 x 6.6)

A great open plan kitchen, dining and sitting room, ideal for families. Wooden flooring throughout with under floor heating, coving to the ceiling, spotlights in the kitchen and two uPVC windows facing to the rear of the property. Base height and wall mounted units with complimentary counter tops, tiled splashbacks, ample storage space, integrated sink and drainer and space and plumbing for white goods. uPVC French doors lead to the rear garden.

W/C 3'2" x 4'8" (0.99 x 1.43)

Vinyl effect tiled flooring with under floor heating and uPVC window facing to the rear of the property.

Landing

Carpeted with coving to the ceiling and internal doors leading to all five bedrooms, office and family bathroom.

Office 7'10" x 5'4" (2.39 x 1.65)

Laminate wood flooring with central heating radiator and uPVC window facing to the rear of the property.

Master Bedroom 22'4" x 12'7" (6.83 x 3.86)

Carpeted with coving to the ceiling, two central heating radiators, spotlights and uPVC window facing to the rear of the property. Internal door leads to the en-suite.

En-Suite 6'0" x 9'6" (1.84 x 2.92)

Vinyl effect flooring with coving to the ceiling, spotlights and heated towel rail. A three piece suite consisting of shower cubicle, toilet and sink with vanity unit.

Bedroom Two 9'7" x 24'11" (2.93 x 7.6)

Laminate wood flooring and part carpeted with coving to the ceiling, spotlights and central heating radiator. uPVC window faces to the rear of the property.

Bedroom Three 9'4" x 11'5" (2.87 x 3.49)

Carpeted with coving to the ceiling, central heating radiator, built in wardrobes and uPVC window facing to the rear of the property.

Bedroom Four 11'5" x 9'5" (3.48 x 2.88)

Carpeted with coving to the ceiling, central heating radiator, built in wardrobes and uPVC window facing to the front of the property.

Bedroom Five 11'0" x 9'8" (3.36 x 2.97)

Carpeted with central heating radiator and uPVC window facing to the front of the property.

Bathroom 5'2" x 9'6" (1.58 x 2.92)

Laminate wood flooring with coving to the ceiling, spotlights, heated towel rail and uPVC window facing to the side of the property. A three piece suite consisting of bathtub with overhead shower, sink with vanity unit and toilet.

External

Set on a great size plot, the front of the property comes with a lawned garden and a block paved driveway offering ample off road parking. The driveway leads to the attached garage which measures 4.81m x 3.12m. Access to the rear is down the side of the property to a beautifully presented lawn with patio and decking seating areas, perfect for hosting, and a brick built outbuilding.

Disclaimer

The information displayed about this property comprises a property advertisement and is an illustration meant for use as a guide only. Bella Properties makes no warranty as to the accuracy or completeness of the information.







Total area: approx. 220.4 sq. metres

Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan. You or your advisors should conduct a careful, independent investigation of the property to determine your satisfaction as to the suitability of the property for your space requirements.

Plan produced using PlanUp.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
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Not environmentally friendly - higher CO ₂ emissions		
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