

BETTLES, MILES & HOLLAND

Estate Agents - Valuers

Registered Office: 15 SEAVIEW STREET, CLEETHORPES, NORTH EAST LINCOLNSHIRE, DN35 8EU

Telephone: (01472) 691455 / 698698

Email: info@bmhestateagents.co.uk

To view our Properties on the Internet:

www.bmhestateagents.com

www.rightmove.co.uk

www.onthemarket.com

www.zoopla.co.uk

PROPERTY FOR SALE

CINTRA SEA LANE, NORTH COTES GRIMSBY

PURCHASE PRICE £220,000 FREEHOLD



VIEWING

By appointment with this office

COUNCIL TAX BAND

B

PURCHASE PRICE

£220,000

TENURE

We understand the property to be Freehold, and this is to be confirmed by the solicitors



Find us on Facebook
BMH Estate Agents & Property Management Limited
Registered in England No. 4782567



CINTRA SEA LANE, NORTH COTES GRIMSBY

Nestled in the charming village of North Cotes, Grimsby, this well-presented detached bungalow on Sea Lane offers a delightful blend of comfort and convenience. With two spacious reception rooms, including a welcoming lounge and a bright dining room, this home is perfect for both relaxation and entertaining. The addition of a conservatory allows for an abundance of natural light, creating a warm and inviting atmosphere throughout.

The bungalow features two generously sized double bedrooms, providing ample space for rest and privacy. The four-piece bathroom is tastefully designed, ensuring a tranquil retreat for your daily routines. The kitchen is functional and well-equipped, making meal preparation a pleasure.

This property boasts double glazing, which enhances energy efficiency and comfort, while a multi-fuel burner provides a cosy source of heating during the cooler months. The beautifully maintained rear garden is a true highlight, offering a serene outdoor space for gardening enthusiasts or those simply wishing to unwind in nature.

Parking will never be an issue here, as the property accommodates ample vehicles, making it ideal for families or those who enjoy hosting guests.

In summary, this detached bungalow in North Cotes is a rare find, combining modern living with the charm of village life. Viewing is an absolute must to fully appreciate all that this lovely home has to offer. Don't miss the opportunity to make this delightful property your own.

ENTRANCE PORCH

Through a u.PVC double glazed door into the porch with a tiled floor, a light and coving to the ceiling and a door to the hall.

HALL

The hall with laminate to the floor doors to the bedrooms, a radiator, a light and coving to the ceiling. Opening up into the dining room.

DINING ROOM

15'9 x 7'10 (4.80m x 2.39m)

The dining room with two u.PVC double glazed windows, a multi-fuel stove with back burner sat on a tiled hearth. There is laminate to the floor, a light, coving and loft access to the ceiling.



DINING ROOM



LOUNGE

14'3 x 14'5 (4.34m x 4.39m)

The lounge with a wooden fire surround, a tiled back and hearth, a Dimplex Optimist electric log burner. A vertical radiator, u.PVC double glazed bi-fold doors into the conservatory, laminate to the floor, a light and coving to the ceiling.



LOUNGE



CONSERVATORY

11'5 x 8'11 (3.48m x 2.72m)

The conservatory with u.PVC double glazed windows to three sides, u.PVC double glazed French doors opening into the garden, a tiled floor and wall lights.



CINTRA SEA LANE, NORTH COTES GRIMSBY

KITCHEN

20'4 x 11'7 decreasing to 6'1 (6.20m x 3.53m decreasing to 1.85m)

With a range of wall and base units, contrasting work surfaces incorporating a cream sink unit with a chrome mixer tap. An electric range cooker with a cooker hood above and there is plumbing for a washing machine. Two u.PVC double glazed windows and a door, fully tiled walls, laminate to the floor, a light and coving to the ceiling. There is an alcove with a storage cupboard and space for an american fridge/freezer.



KITCHEN



KITCHEN



BEDROOM 1

11'9 x 11'8 (3.58m x 3.56m)

This double bedroom to the front of the property with a u.PVC double glazed bow window and a window seat, a fitted wardrobe with mirrored sliding doors, a radiator, a light and coving to the ceiling.



BEDROOM 1



BEDROOM 2

11'5 x 11'8 (3.48m x 3.56m)

Another double bedroom with a u.PVC double glazed window and a window seat, wooden fire surround, a tiled back and hearth, an electric and an electric log burner. A radiator, laminate to the floor, a light and coving to the ceiling.



BEDROOM 2



BATHROOM

13'1 x 6'1 (3.99m x 1.85m)

The bathroom with a white suite comprising of a panelled bath, a cabinetised sink and toilet all with chrome fittings, a shower enclosure with a plumbed shower. A u.PVC double glazed window, fully tiled walls, a built in cupboard, a radiator, luxury vinyl tiles to the floor and there is a light to the ceiling.



CINTRA SEA LANE, NORTH COTES GRIMSBY

GARDENS

The front garden has a fenced boundary with two wooden gates and is laid to decorative stones providing ample off road parking.

The rear garden has a fenced boundary and is mainly laid to lawn with established plants, bushes and trees. There are two patio areas, a raised decking area with a pergola all great spots in the garden for enjoying the best of the sun. A pond, a green house and a timber shed, an outside tap and a timber work shop with light and power. Through an arch to a planting area ideal for growing your own veg. There is a gate to the shared sewage treatment plant.



GARDENS



CINTRA SEA LANE, NORTH COTES GRIMSBY

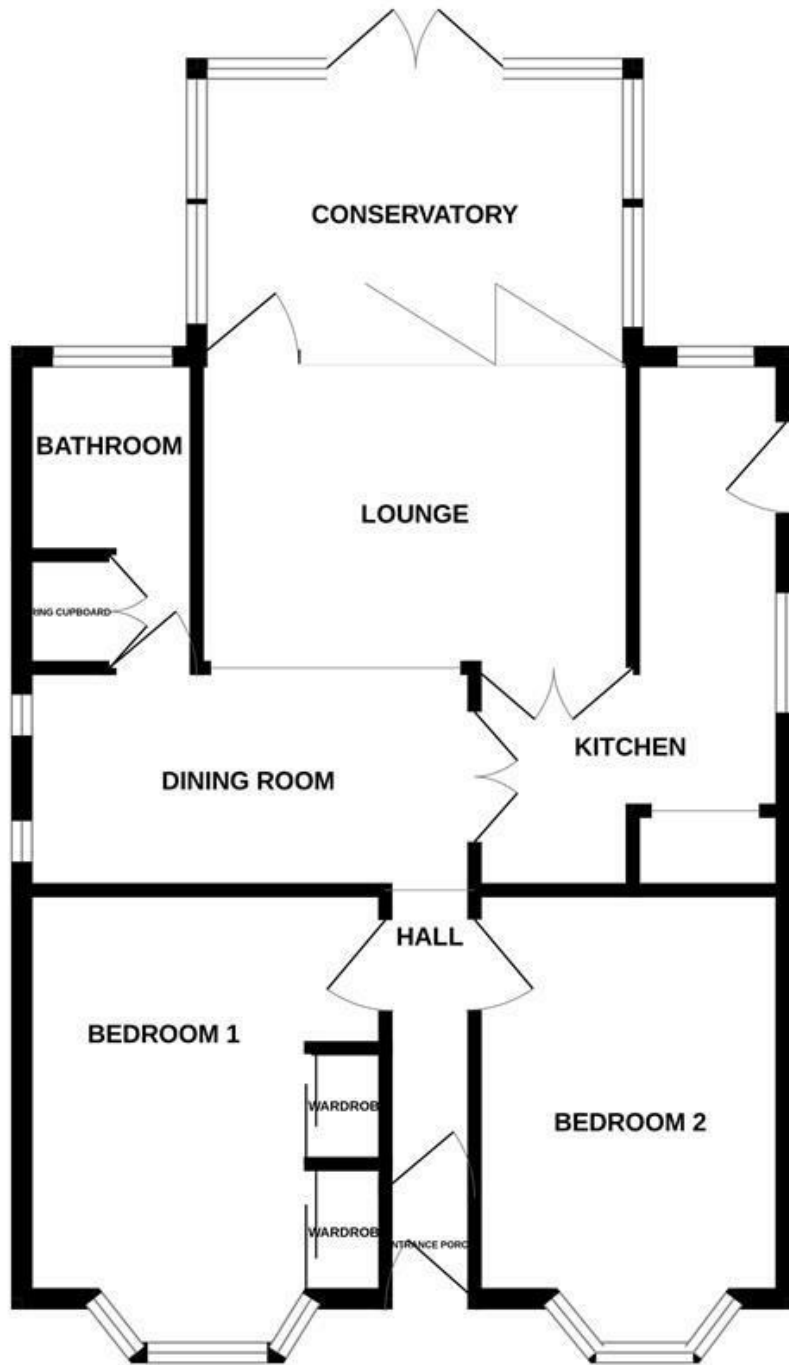
GARDENS



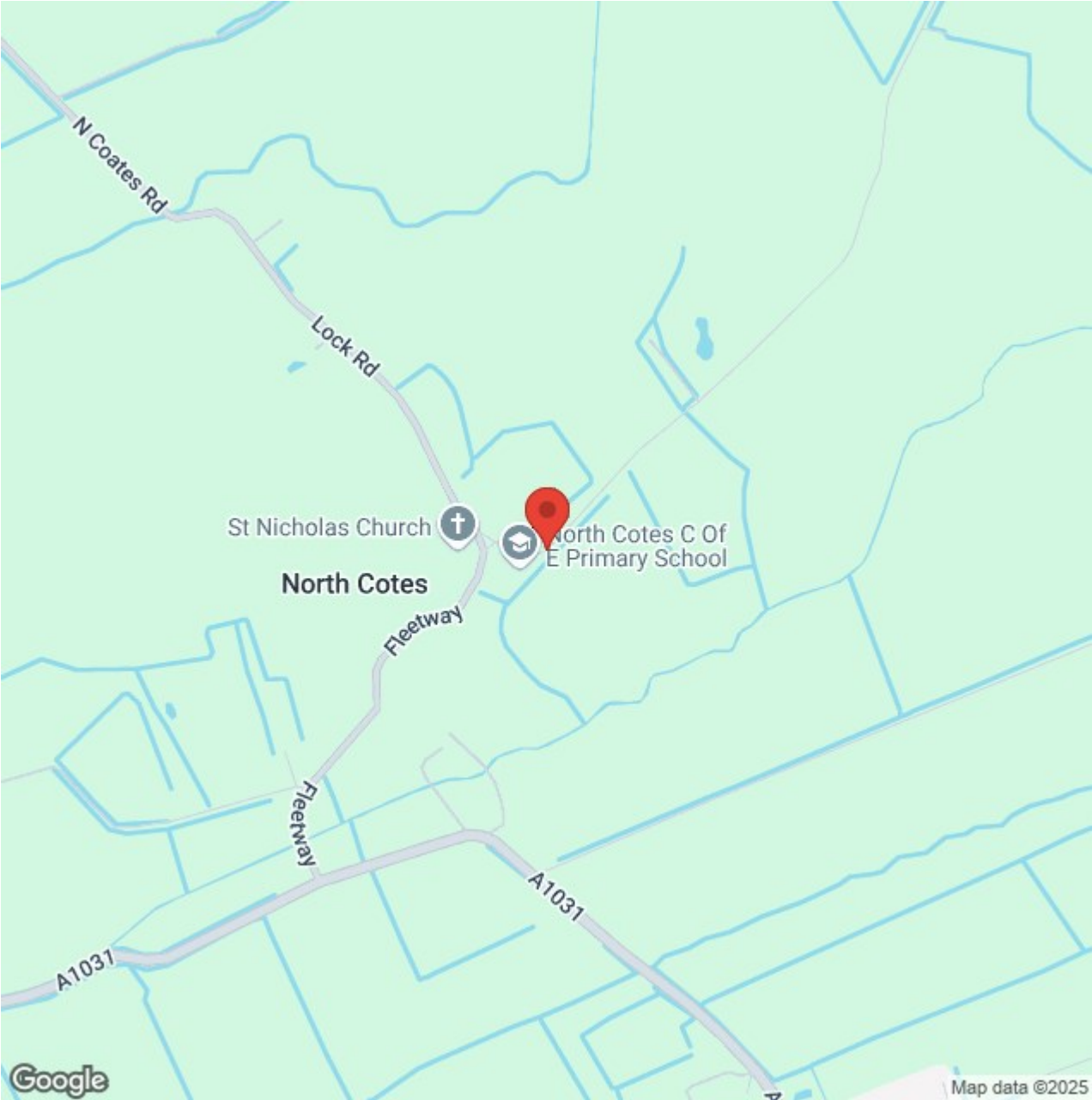
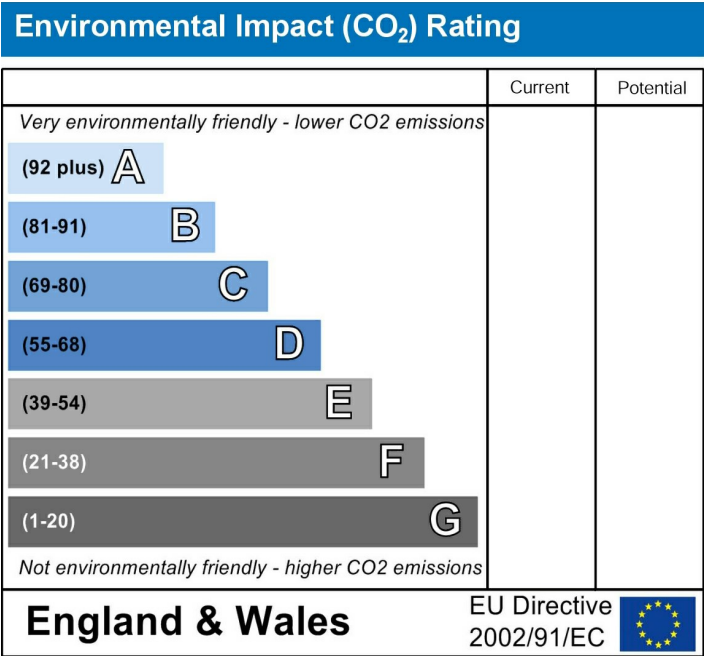
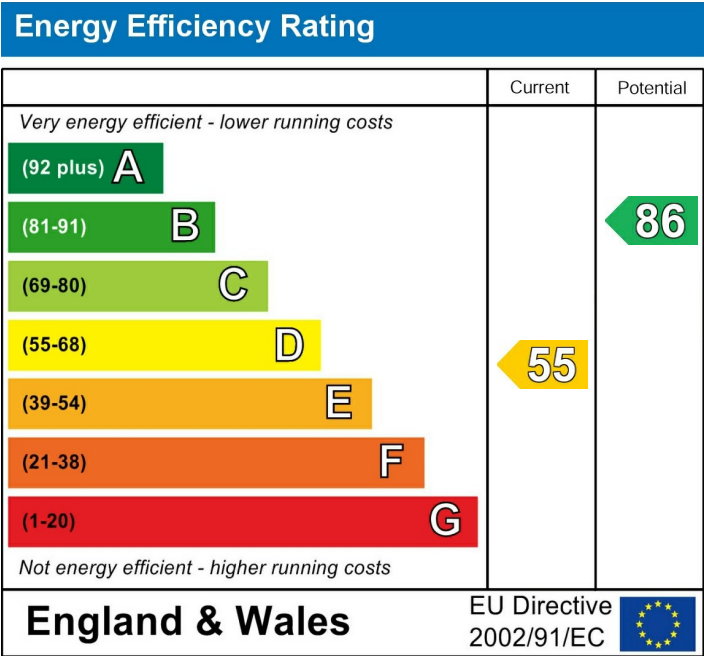
GARDENS



GROUND FLOOR



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.
Made with Metropix ©2025



ADDITIONAL NOTES

FREE VALUATIONS:

We offer a free valuation with no obligation, just call the office on 01472 698698 and ask for your free valuation, we are flexible with our times.

B.M.H. PROPERTY MANAGEMENT.

We offer a letting/management service:-

Four weekly payments / Regular inspections / credit checks / Our monthly fee is 12% **Inclusive of VAT** (i.e. 10% + V.A.T.) Call us if you are interested.

MORTGAGE ADVICE

WE CAN OFFER INDEPENDENT MORTGAGE ADVICE

Our local broker James Welham can help you find the best mortgage to suit you providing personal face to face expert advice either at our office or in the comfort of your own home.

Contact our office for further details on 01472 698698 or speak to James Welham directly on 07710 548 379 or james@jdwassociates.co.uk.

Bettles, Miles and Holland Estate Agents is an introducer to JDW Associates, which is an appointed representative of Lakeside Wealth Management Limited, which is authorised and regulated by the Financial Conduct Authority 458204.

YOUR HOME MAY BE REPOSSESSED IF YOU DO NOT KEEP UP REPAYMENTS ON YOUR MORTGAGE.

They normally charge a fee of £495 payable on production of offer.

(BMH may recommend the services of James Welham JDW Associates but it is entirely sellers/potential buyers own decision to use the services and they are under no obligation to do so. BMH receive a referral fee/benefits worth £75 per mortgage completion. This has NO effect on the price sellers/potential buyers pay for the Mortgage Advice. It is purely an agreement between BMH and James Welham.)

STATUTORY NOTICE: YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT.

*** ALL MEASUREMENTS STATED ARE APPROXIMATE.**

Please note that none of the apparatus, equipment, whether gas or electrical have been tested and that we cannot verify that they are in full working order. We have done our utmost to provide fair, decent and honest information, we will not accept liability for any errors regarding measurements, council tax band, tenure etc, as they are for your general use only and not to be relied upon. We advise that you make your own enquiries. Should a purchaser require inspections or quotes for works on a property due to survey results, although we are only too pleased to recommend firms, we will not be held responsible for any works carried out before or after completion, or works not detected by the firms in question, they are only recommendations and have no connection with Bettles, Miles & Holland