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to the rear of the garden where two timber constructed garden sheds are situated. This garden benefits from a neat, enclosed utility area together with a timber constructed dog kennel and run. The garden is enclosed with privet hedging and a path and gate lead to the front of the property with access to the garage. Garage (2.52m x 5.5m (8'3" x 18'1")) A single garage with power, lighting and an up and over door. Personnel door and wooden window to the side elevation. Front Elevation To the front of the property is a concrete driveway which leads up to the garage. The front garden is enclosed by Privet hedging with a barked laid border and a concrete path taking you to the front door. Viewings By appointment with the sole selling agents Lovelle Estate Agency, telephone . We recommend prior to making an appointment to view, prospective purchasers discuss any particular points likely to affect their interest in the property with one of our property consultants who have seen the property in order that you do not make a wasted journey. Mortgage Advice Budgeting correctly and choosing the right mortgage for a move is vital. For independent mortgage and insurance advice call our mortgage advisor on . Local Authority This property falls within the geographical area of North Lincolnshire County Council Agent's Note These particulars are for guidance only. Lovelle Estate Agency, their clients and any joint agents give notice that: - They have no authority to give or make representation/warranties regarding the property, or comment on the SERVICES, TENURE and RIGHT OF WAY of any property. These particulars do not form part of any contract and must not be relied upon as statements or representation of fact. All measurements/areas are approximate. The particulars including photographs and plans are for guidance only and are not necessarily comprehensive. SKB Estates Ltd T/A Lovelle Estate Agency You may download, store and use the material for your own personal use and research. You may not republish, retransmit, redistribute or otherwise make the material available to any party or make the same available on any website, online service or bulletin board of your own or of any other party or make the same available in hard copy or in any other media without the website owner's express prior written consent. The website owner's copyright must remain on all reproductions of material taken from this.

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