

Lavender Road, North Ormesby



£120,000

IH INGLEBY HOMES





This traditional bay-fronted property is a great example of its kind, having seen significant upgrading and improvement.

The impressive kitchen, and stylish shower room are features worthy of note within the attractive internal accommodation that is well presented and deceptively spacious throughout.

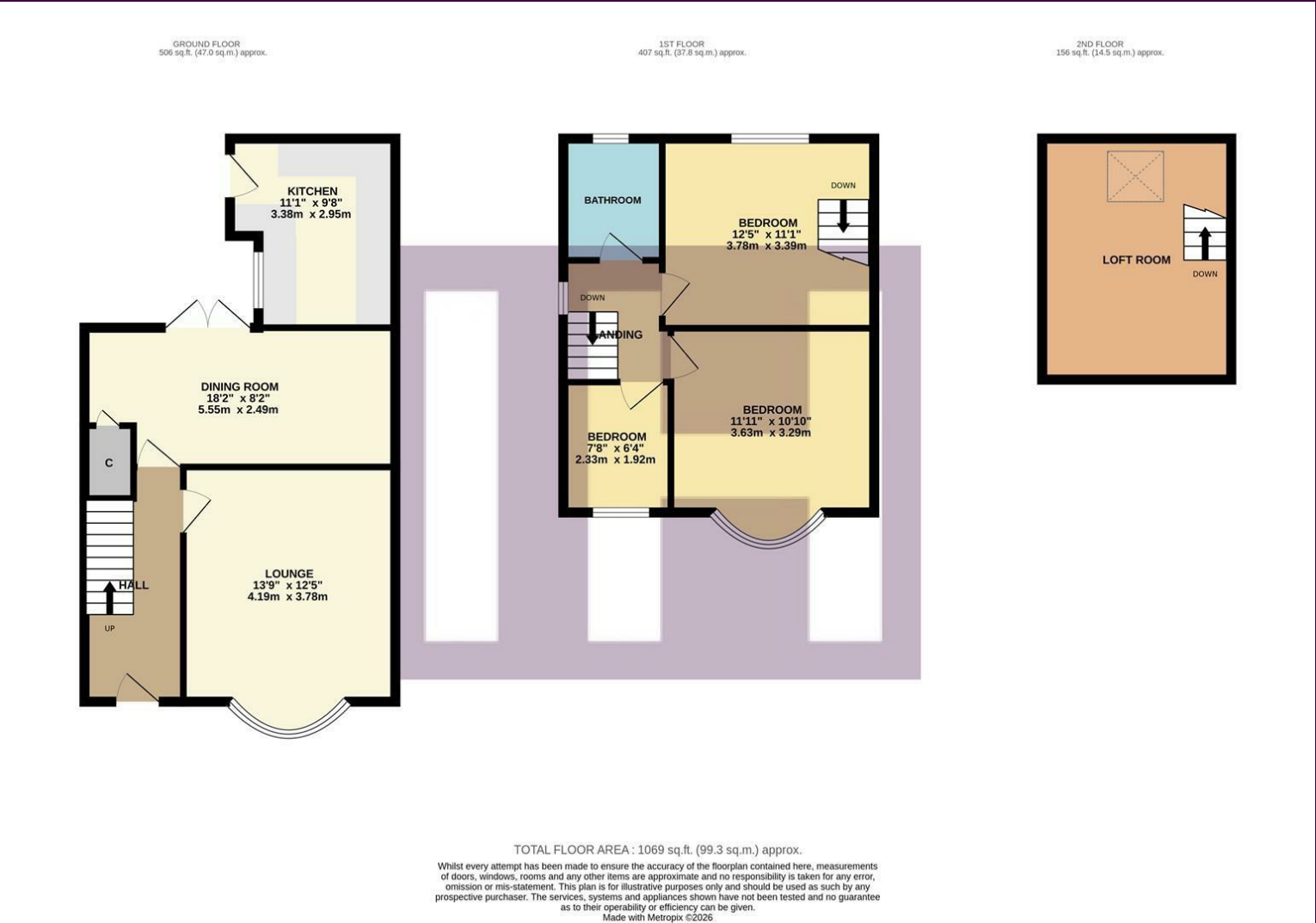
Briefly, the ground floor accommodation comprises an entrance hall, bay fronted lounge with feature fireplace, rear dining/sitting room with 'French' doors to the garden, and modern fitted kitchen with solid wood tops, 'Belfast' sink and feature cooker.

The first floor brings three bedrooms and the family shower room, whilst fixed stairs from bedroom two lead to a useful loft room.

The rear garden is laid to patio, deck and lawn, with a secure workshop adjoining the rear of the kitchen.

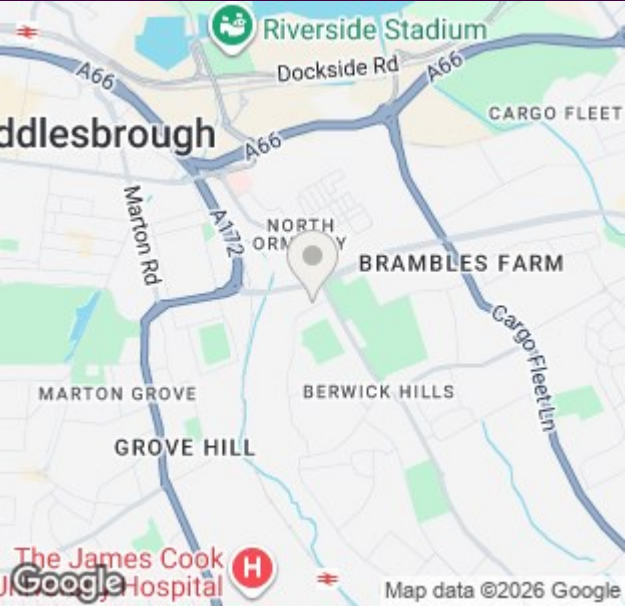


The Layout



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

The Location



Council Tax Band: B
Tenure: Freehold

- An impressive example of its kind
- Much improved and worthy of early inspection
- Bay fronted lounge, separate sitting/dining room and modern fitted kitchen
- Low-maintenance rear garden with workshop
- Three first floor bedrooms and useful loft room
- Stylish refitted family shower room