

Mansel Street, Grimsby, DN32 7QX

£64,950

Council Tax Band: A



Nestled on the charming Mansel Street in Grimsby, this delightful terraced house offers a perfect blend of comfort and convenience. Spanning an impressive 936 square feet, the property features two inviting reception rooms, ideal for both relaxation and entertaining guests. The well-proportioned three bedrooms provide ample space for a growing family or those seeking a home office.

The property boasts a well-appointed bathroom, ensuring that daily routines are both practical and pleasant. The front yard adds a touch of curb appeal, while the back garden presents a wonderful opportunity for outdoor enjoyment, whether it be for gardening, children's play, or simply unwinding in the fresh air.

Situated within Council Tax Band A, this home is not only affordable but also offers potential for energy efficiency improvements, with an Energy Performance Certificate rating of D and the possibility of achieving a C rating.

This terraced house on Mansel Street is an excellent choice for anyone looking to settle in a vibrant community, with local amenities and transport links just a stone's throw away. Don't miss the chance to make this charming property your new home.



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		84
(69-80) C		
(55-68) D	63	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	