



**Sandringham Road  
Cleethorpes  
Lincolnshire  
DN35 9EZ**

**Offers in Excess of £165,000**

**bettermove**

# Sandringham Road Cleethorpes

Bettermove are delighted to welcome to the market this charming 3 bedroom semi-detached house in Cleethorpes, available with no forward chain.

The property benefits from double glazing, gas central heating throughout and has a garage and driveway providing ample off road parking. The council tax band is B.

The interior of this well presented property comprises a spacious living room, fitted kitchen, conservatory and laundry room on the ground floor. The first floor consists of 3 bedrooms and the family bathroom. The exterior boasts an enclosed rear garden with lawn and patio areas, perfect for enjoying the summer months.

Situated in the popular town of Cleethorpes, the property is close to a wide range of amenities, including supermarkets, shops, restaurants and pubs. Transport links can be found from the A16, A180, Cleethorpes, New Clee, Grimsby Dock and Grimsby Town rail stations.

This exciting opportunity is not to be missed and all enquiries can be made through Bettermove on 0330 004 0050.

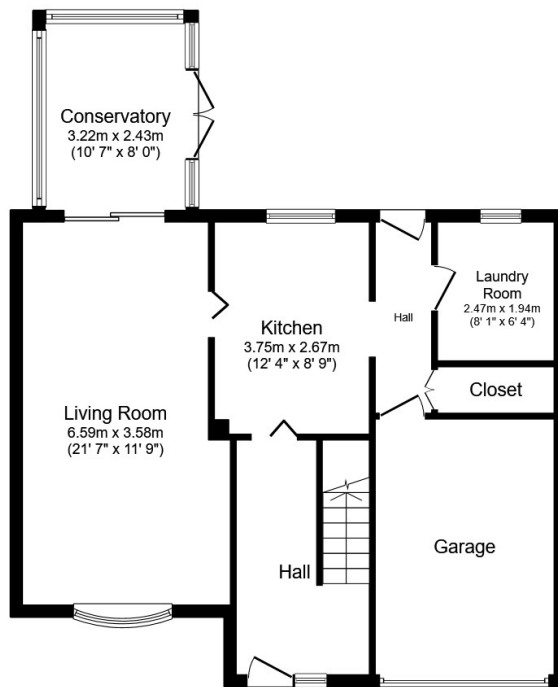
You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe.

Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.

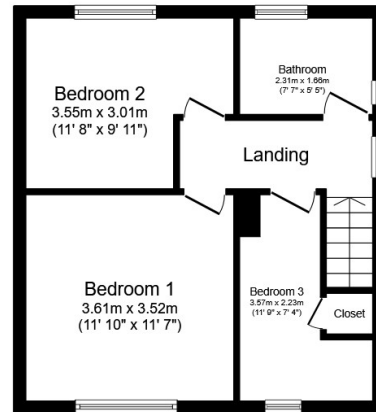
The exclusivity fee is returned to you upon successful completion of the property.







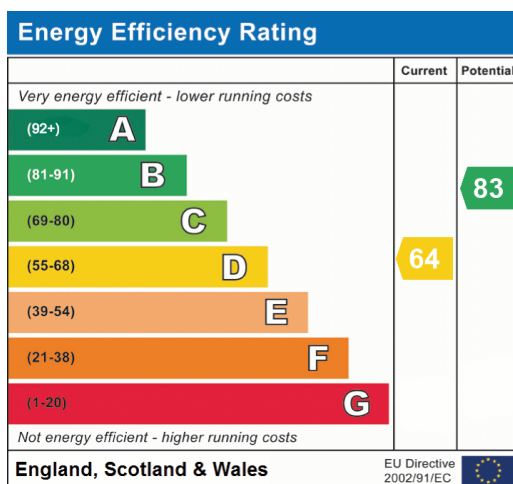
**Ground Floor**



**First Floor**

Total floor area 114.6 sq.m. (1,233 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)





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