

Pygott & Crone

5 Dene Road

Grimsby, Lincolnshire, DN32 0AL

Guide Price

£115,000

3 Bedroom Semi-Detached House

- Freehold
- Modern Method of Auction – T & Cs Apply
- Reservation Fee Payable
- Semi Detached Property
- 3 Bedrooms
- Recently Upgraded
- Driveway & Detached Garage
- No Onward Chain
- EPC Rating - D, Council Tax Band - B

Click here to access the Energy Performance Certificate for 5 Dene Road, Grimsby, Lincolnshire, DN32 0AL





Overview

Modern Method of Auction – T & Cs Apply

Three Bedroom Semi-Detached Property – Popular Grimsby Location

Offered for sale with no forward chain, this well presented Three Bedroom Semi Detached Home is situated in a well regarded area of Grimsby and is ideally positioned close to a range of local amenities and well regarded schools, making it an excellent choice for families and a variety of buyers.





Recently upgraded by the current owner, the property is presented in move-in-ready condition, allowing the new owner to settle in without the need for immediate work. The accommodation offers a practical layout suitable for families, first-time buyers or those looking for a comfortable home in a popular residential location.

Internal accommodation briefly comprises: Entrance Hallway, Lounge, Dining Room and Kitchen. Upstairs are Three Bedrooms and Four Piece Bathroom. Externally, the property benefits from a private driveway providing off road parking, a detached garage and a low maintenance rear garden, providing an ideal outdoor space with minimal upkeep. Backing onto fields, currently owned (at the time of marketing) by the local council.

With schools and everyday amenities close by, together with the recent improvements, off road parking and no forward chain, this property offers an attractive opportunity for those looking for a ready to move into home.

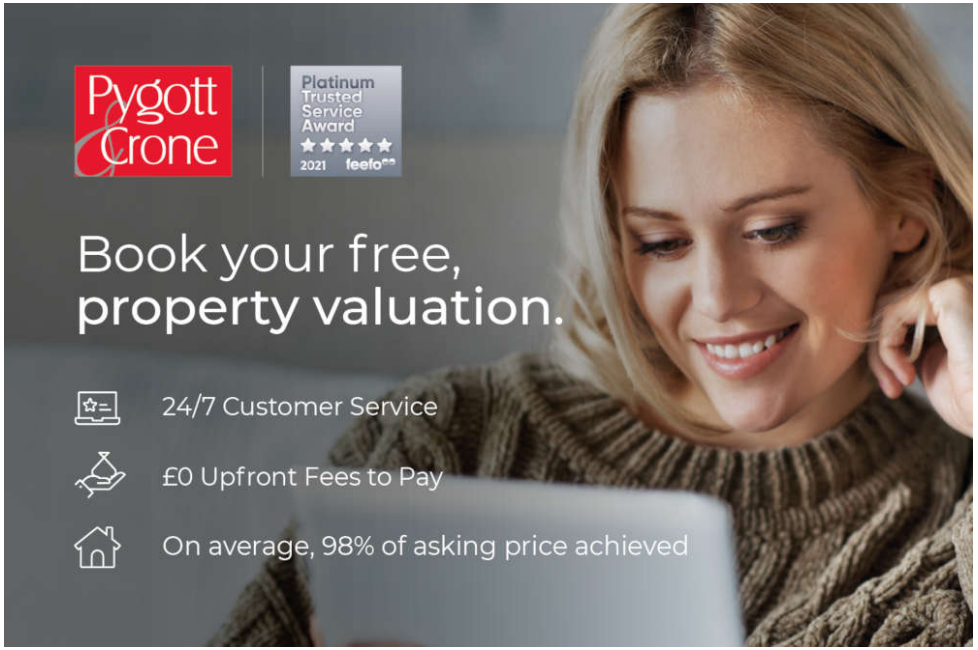











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Dene Road, Grimsby, DN32

Approximate Area = 917 sq ft / 85.1 sq m(excludes garage)

For identification only - Not to scale

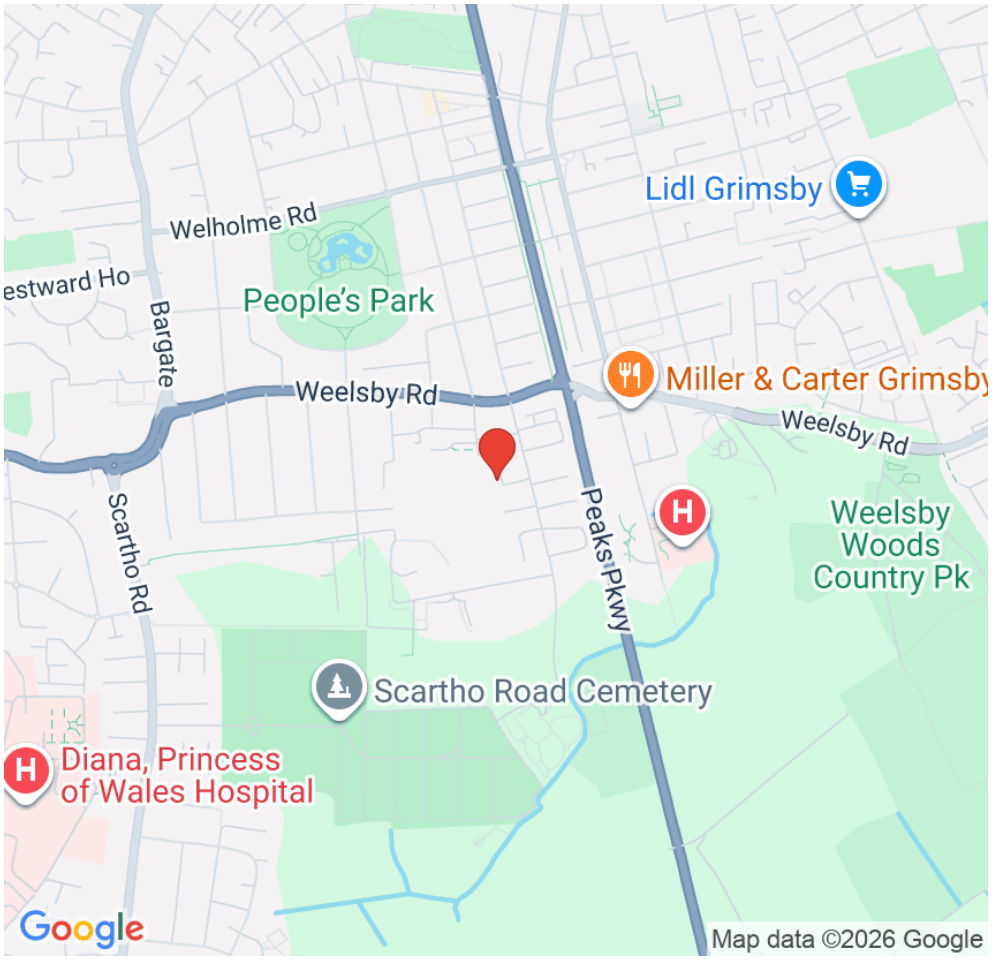


Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Pygott & Crone. REF: 1529215

BUYING CONDITIONS
This property is for sale by the Modern Method of Auction, meaning the buyer and seller are to Complete within 56 days (the "Reservation Period"). Interested parties personal data will be shared with the Auctioneer (iamsold).
If considering buying with a mortgage, inspect and consider the property carefully with your lender before bidding.
A Buyer Information Pack is provided. The winning bidder will pay £349.00 including VAT for this pack which you must view before bidding.
The buyer signs a Reservation Agreement and makes payment of a non-refundable Reservation Fee of 4.5% of the purchase price including VAT, subject to a minimum of £6,600.00 including VAT. This is paid to reserve the property to the buyer during the Reservation Period and is paid in addition to the purchase price. This is considered within calculations for Stamp Duty Land Tax.
Services may be recommended by the Agent or Auctioneer in which they will receive payment from the service provider if the service is taken. Payment varies but will be no more than £450.00. These services are optional.

Entrance Hall

Location



Show on Google: schools, doctors, supermarkets, restaurants, railway stations

Mortgage Advice Bureau

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We are offering free advice through Mortgage Advice Bureau. If you would like to discuss your finances or mortgage, we'll arrange for a qualified adviser to call you back at a convenient time.



Dave Jolley

Mortgage & Protection Adviser

0330 912 0007

Your home may be repossessed if you do not keep up repayments on your mortgage.

There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

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Pygott & Crone

5 Dene Road, Grimsby
is on the market with our Grimsby branch

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