



5 Lime Grove

Ingoldmells, Skegness

A well presented 2 bedroom detached bungalow situated in a pleasant cul de sac close to the amenities that this popular coastal village has to offer. The accommodation comprises entrance porch, lounge, inner hall, re-fitted kitchen and shower room. There are gardens to the front and rear with a concrete drive and Garage. EPC Rating D.

Council Tax band: B

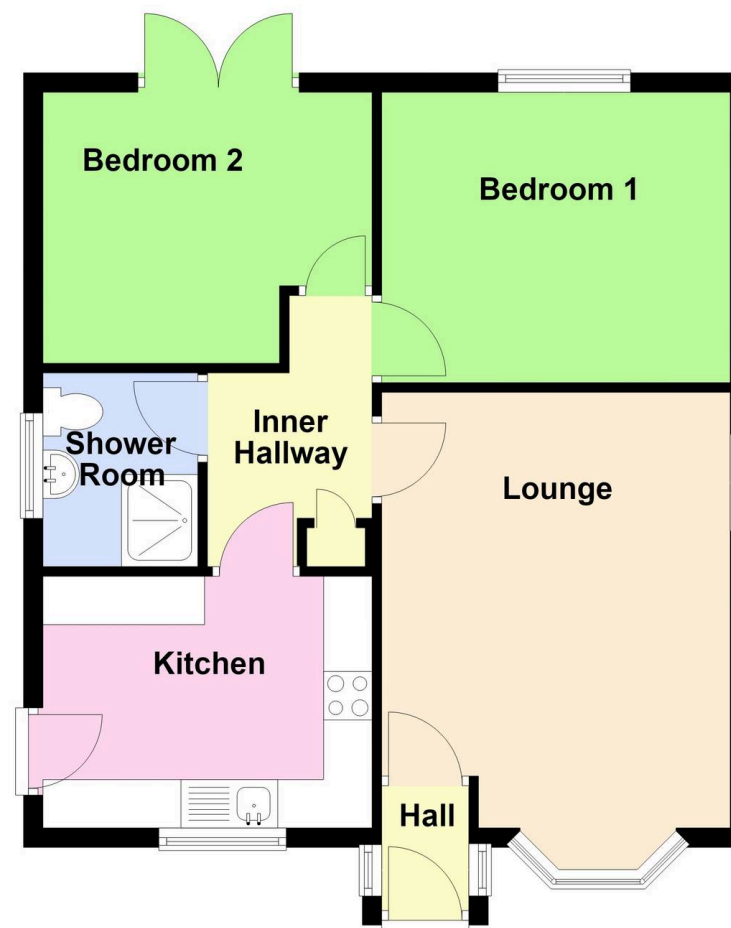
Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:

Ground Floor

Approx. 54.9 sq. metres (590.5 sq. feet)



Total area: approx. 54.9 sq. metres (590.5 sq. feet)





ACCOMMODATION

Entrance is on the front elevation via a pvc door to the:-

ENTRANCE PORCH

With inner glazed door to the:-

LOUNGE

11' 10" x 14' 6" (3.61m x 4.42m)

With pvc bow window to the front elevation with deep sill, further pvc window to the side elevation, fireplace surround.

INNER HALL

With built in airing cupboard.

KITCHEN

11' 0" x 8' 5" (3.35m x 2.57m)

Re-fitted with a modern range of shaker style base and wall units, worksurfaces with tiled splashbacks, 1 1/2 bowl stainless steel sink unit with mixer tap over, built in oven with electric hob and extractor hood above, space and plumbing for washing machine, space for fridge freezer, wall mounted Viessmann gas central heating boiler, breakfast bar with radiator below, pvc window to the front elevation and pvc door to the side drive.

BEDROOM 1

11' 10" x 9' 11" (3.61m x 3.02m)

With pvc window to the rear elevation, radiator.

BEDROOM 2

11' 0" x 9' 0" (3.35m x 2.74m)

With pvc french doors to the rear garden, radiator.



SHOWER ROOM

6' 6" x 5' 6" (1.98m x 1.68m)

Re-fitted with a corner shower enclosure with Bristan electric shower, pedestal hand basin, W.C, part tiled walls, chrome ladder towel radiator, pvc window to the side elevation.

OUTSIDE

To the front is a lawned garden. A concrete drive leads to the rear set:-

GARAGE

17' 3" x 8' 3" (5.26m x 2.51m)

With motorised roller shutter door, light and power connected.

REAR GARDEN

Double wrought iron gates from the drive open onto the enclosed rear garden which includes a lawn, paved patio seating area, slate chipped borders and a paved path leading to the rear of the garden where there is further paved seating area.

TENURE

Freehold

SERVICES

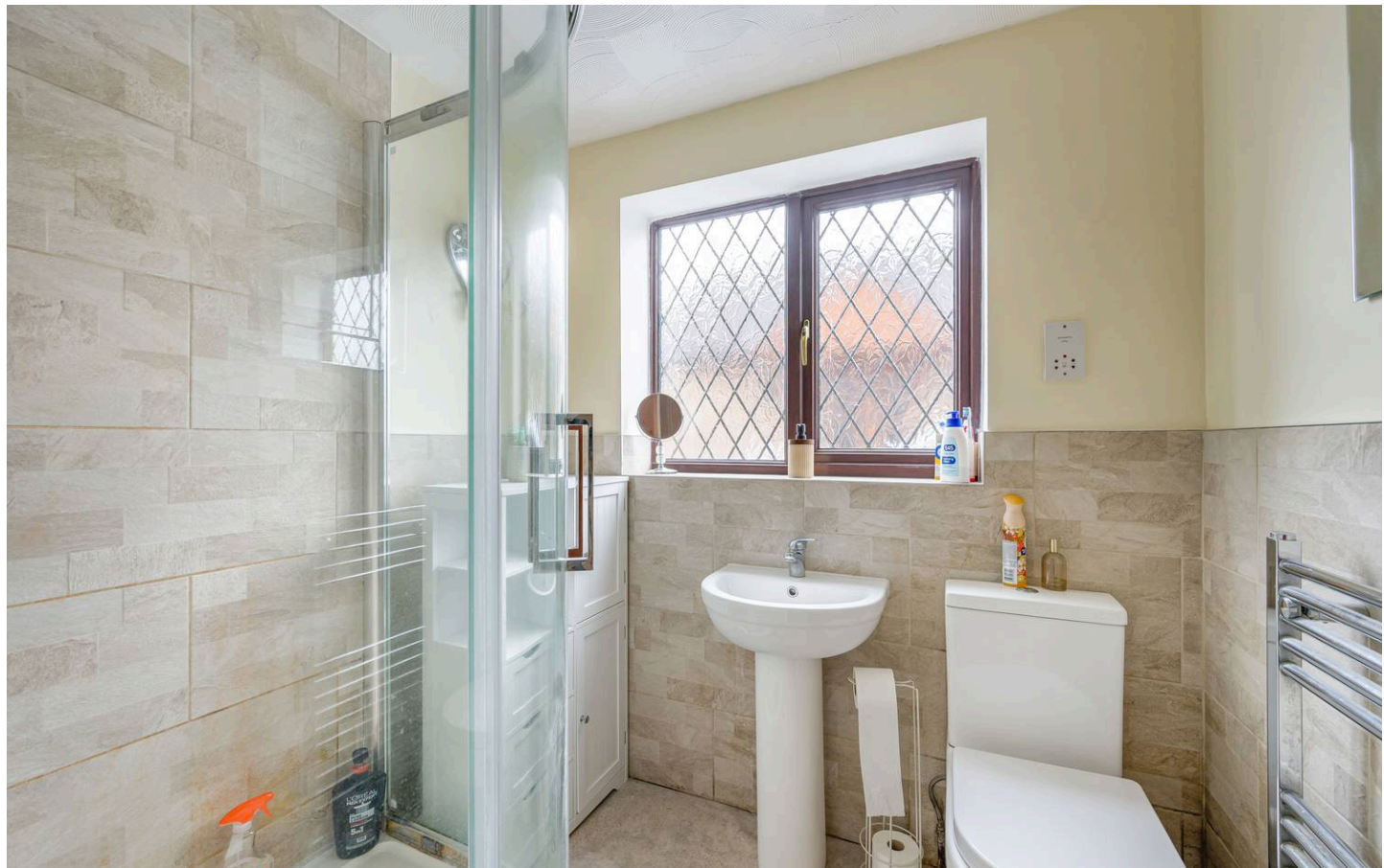
The property has mains gas, electricity, water and drainage connected. Heating is via a gas central heating boiler served by radiators. The agents have not inspected or tested any of the services or service installations and purchasers should rely on their own survey.

VIEWING

By prior appointment with Newton Fallowell office in Skegness.

COUNCIL TAX

Charging Authority – East Lindsey District Council Band B – 2026/27 – £1,804.19





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Newton Fallowell Estate Agents

Newton Fallowell, 32 Roman Bank, Skegness - PE25 2SL

01754 766061 • skegness@newtonfallowell.co.uk • www.newtonfallowell.co.uk/skegness

