

BETTLES, MILES & HOLLAND

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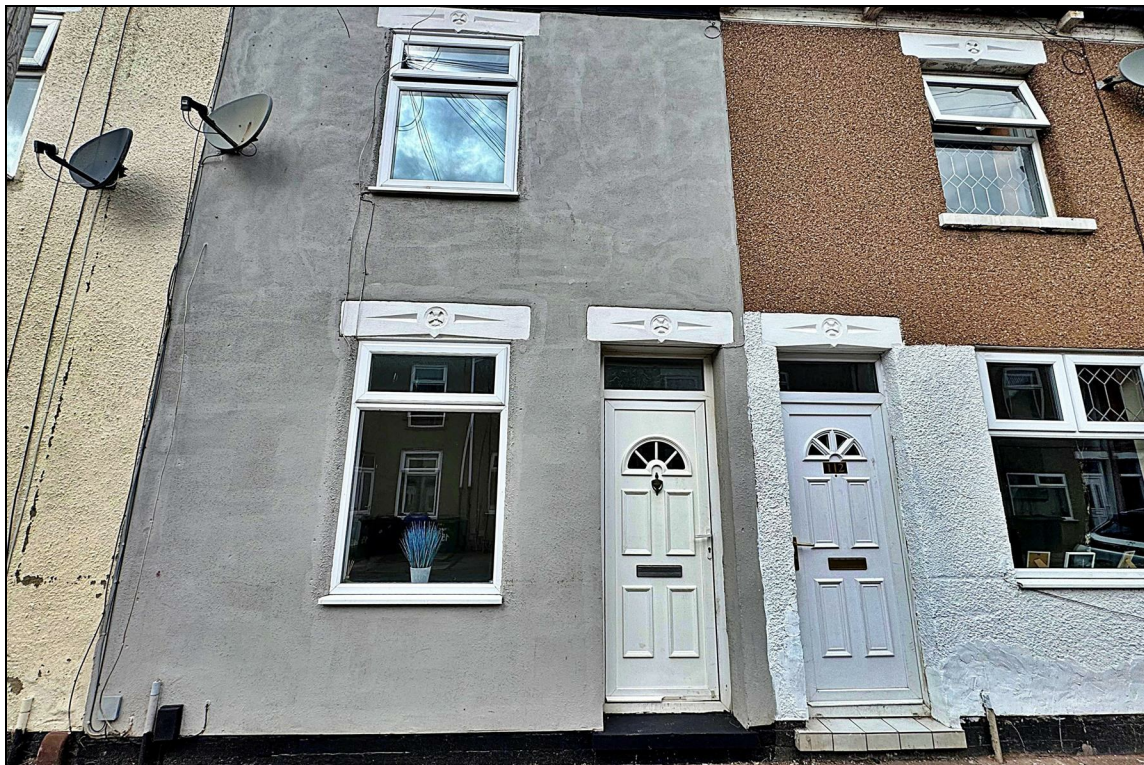
www.onthemarket.com

www.zoopla.co.uk

PROPERTY FOR SALE

14 RICHARD STREET, GRIMSBY

PURCHASE PRICE £69,950 - NO CHAIN



VIEWING

By appointment with this office

COUNCIL TAX BAND

A

PURCHASE PRICE

£69,950

TENURE

We understand the property to be Freehold, and this is to be confirmed by the solicitors



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Registered in England No. 4782567



14 RICHARD STREET, GRIMSBY

Nestled in the heart of Grimsby on Richard Street, this charming mid-terrace house presents an excellent opportunity for first-time buyers or those seeking a buy-to-let investment. Offered for sale with no chain, this property is ready for you to move in and make it your own.

Upon entering, you will find two inviting reception rooms that provide ample space for relaxation and entertaining. The fitted kitchen is practical and functional, making meal preparation a delight. The first floor boasts two double bedrooms, perfect for restful nights and personal space.

The property is equipped with double glazing and gas central heating, ensuring comfort throughout the year. The low-maintenance rear garden offers a private outdoor space, ideal for enjoying the fresh air without the burden of extensive upkeep.

Conveniently located close to local amenities and the town centre, this home is perfectly positioned for easy access to shops, schools, and transport links. Whether you are looking to settle down or invest, this turnkey-ready property is a fantastic choice. Don't miss the chance to view this delightful home in a vibrant community.

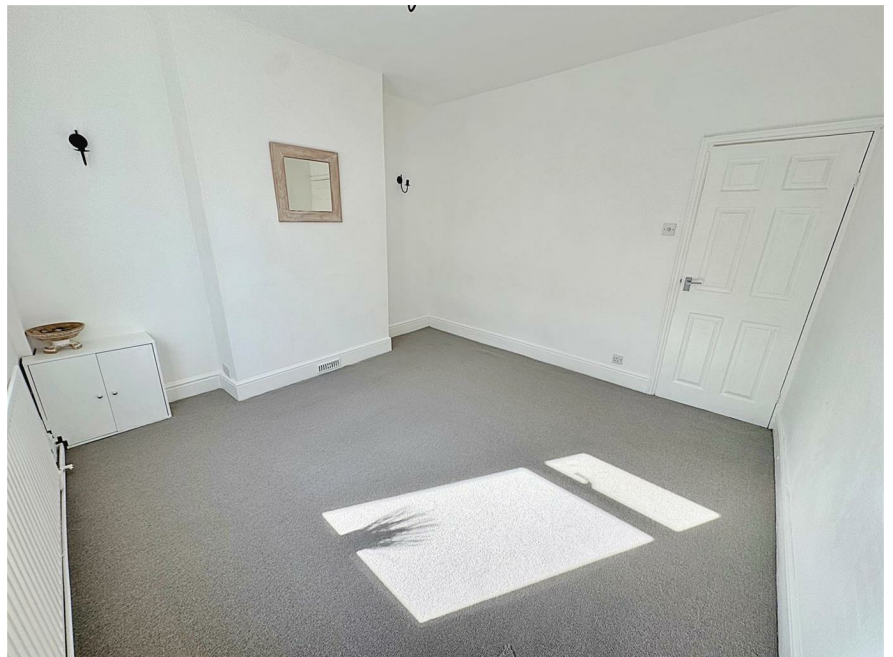
LOUNGE

11'6 x 11'8 (3.51m x 3.56m)

Through a u.PVC double glazed door into the lounge with a u.PVC double glazed window, a central heating radiator and a light to the ceiling.



LOUNGE



14 RICHARD STREET, GRIMSBY

DINING ROOM

8'1 x 11'8 (2.46m x 3.56m)

With a u.PVC double glazed window, an under stairs cupboard, a central heating radiator, stairs to the first floor accommodation and a light to the ceiling.



DINING ROOM



14 RICHARD STREET, GRIMSBY

KITCHEN

9'4 x 5'5 (2.84m x 1.65m)

With a range of wall and base units, contrasting work surfaces, up stands and tiled splash backs, a stainless steel sink unit with a chrome mixer tap. Space for a free standing cooker and plumbing for a washing machine. A u.PVC double glazed window, a tiled floor and a light to the ceiling.



KITCHEN



LOBBY

2'2 x 6'0 (0.66m x 1.83m)

With a u.PVC double glazed door, part tiled walls, a tiled floor and a light to the ceiling.

14 RICHARD STREET, GRIMSBY

BATHROOM

4'8 x 7'3 (1.42m x 2.21m)

The bathroom comprising of a panelled bath, a chrome mixer tap and an Aqua Tronic 3 electric shower, a pedestal wash hand basin with a chrome mixer tap and a toilet. Two u.PVC double glazed windows, part u.PVC boarding to the walls, an electric wall heater, vinyl to the floor and a light to the ceiling.



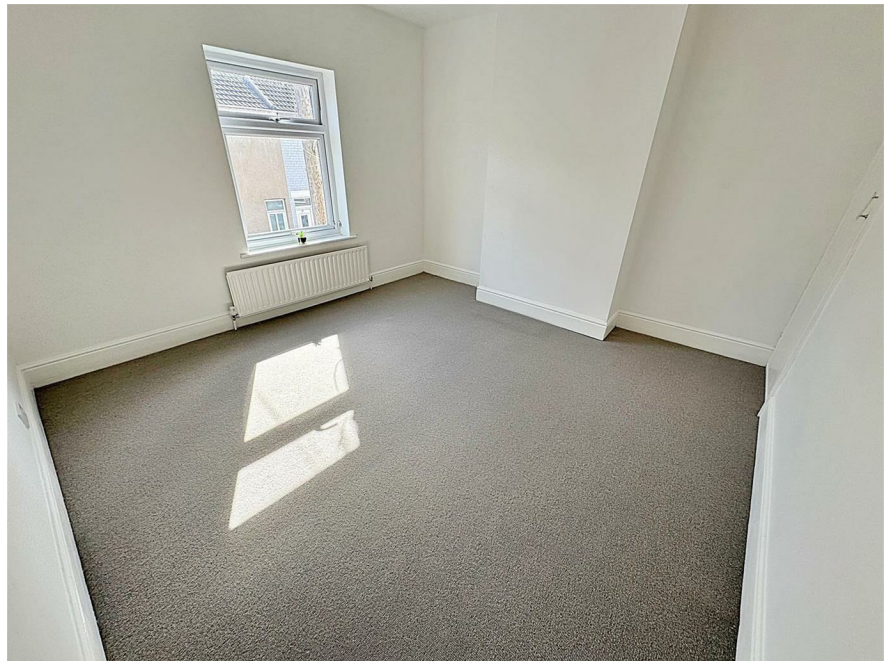
LANDING

Up the stairs to the first floor accommodation where doors to the bedrooms lead off and a light to the ceiling.

BEDROOM 1

11'6 x 11'8 (3.51m x 3.56m)

This double bedroom to the front of the property with a u.PVC double glazed window, a central heating radiator, a built in cupboard/wardrobe and a light to the ceiling.



14 RICHARD STREET, GRIMSBY

BEDROOM 2

11'9 x 8'3 (3.58m x 2.51m)

Another double bedroom to the rear of the property with a u.PVC double glazed window, a cupboard housing the central heating boiler, a central heating radiator and a light to the ceiling.



OUTSIDE

The rear garden has a walled and fenced boundary with a wooden gate and is laid to pavers and concrete for ease of maintenance.

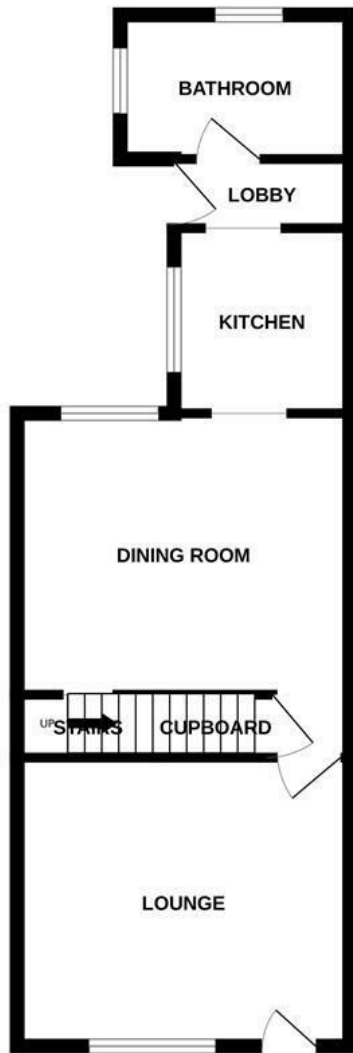


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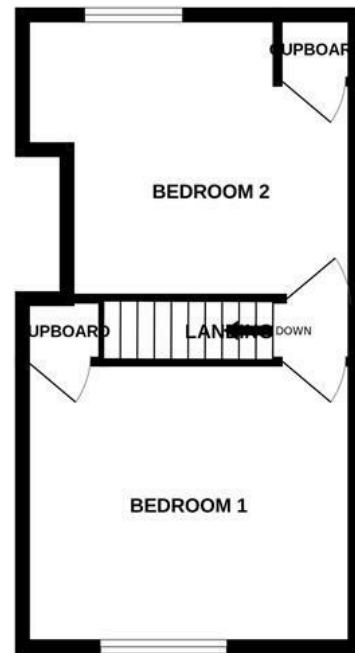
OUTSIDE



GROUND FLOOR

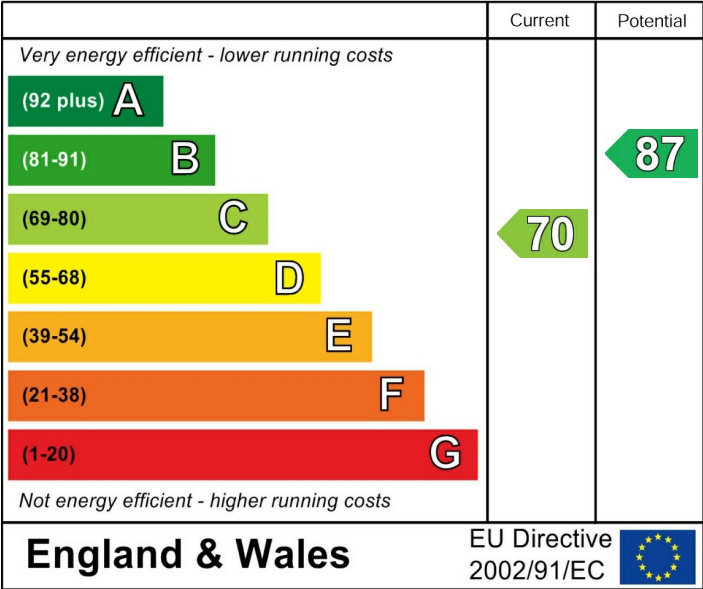


1ST FLOOR

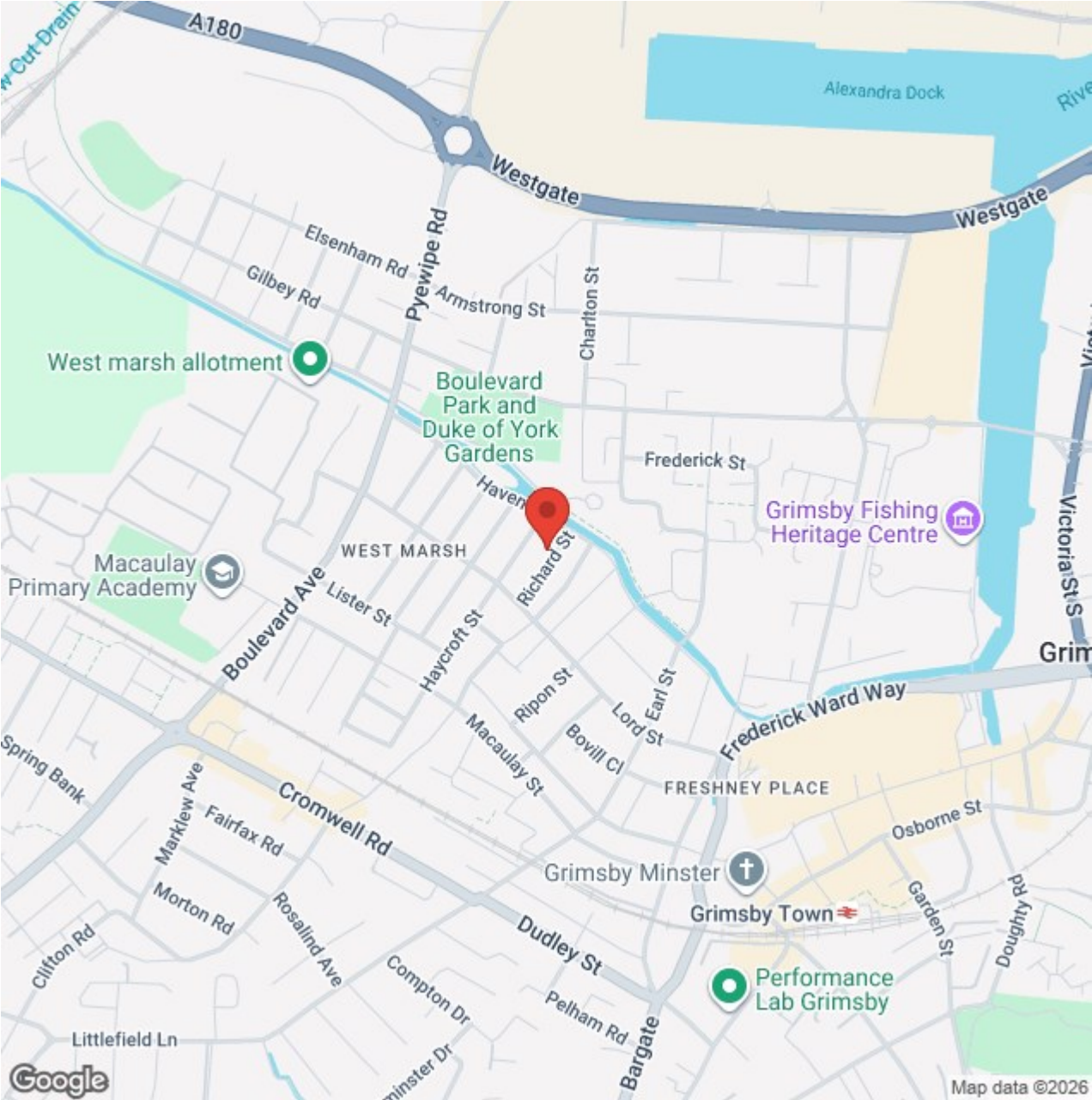
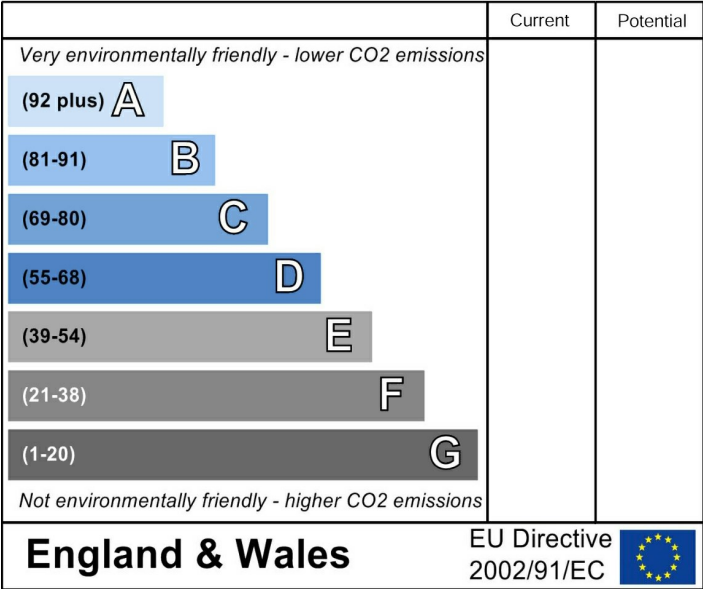


Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix 5/2025

Energy Efficiency Rating



Environmental Impact (CO₂) Rating



ADDITIONAL NOTES

FREE VALUATIONS:

We offer a free valuation with no obligation, just call the office on 01472 698698 and ask for your free valuation, we are flexible with our times.

B.M.H. PROPERTY MANAGEMENT.

We offer a letting/management service:-

Four weekly payments / Regular inspections / credit checks / Our monthly fee is 12% **Inclusive of VAT** (i.e. 10% + V.A.T.) Call us if you are interested.

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WE CAN OFFER INDEPENDENT MORTGAGE ADVICE

Our local broker James Welham can help you find the best mortgage to suit you providing personal face to face expert advice either at our office or in the comfort of your own home.

Contact our office for further details on 01472 698698 or speak to James Welham directly on 07710 548 379 or james@jdwassociates.co.uk.

Bettles, Miles and Holland Estate Agents is an introducer to JDW Associates, which is an appointed representative of Lakeside Wealth Management Limited, which is authorised and regulated by the Financial Conduct Authority 458204.

YOUR HOME MAY BE REPOSSESSED IF YOU DO NOT KEEP UP REPAYMENTS ON YOUR MORTGAGE.

They normally charge a fee of £495 payable on production of offer.

(BMH may recommend the services of James Welham JDW Associates but it is entirely sellers/potential buyers own decision to use the services and they are under no obligation to do so. BMH receive a referral fee/benefits worth £75 per mortgage completion. This has NO effect on the price sellers/potential buyers pay for the Mortgage Advice. It is purely an agreement between BMH and James Welham.)

STATUTORY NOTICE: YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT.

*** ALL MEASUREMENTS STATED ARE APPROXIMATE.**

Please note that none of the apparatus, equipment, whether gas or electrical have been tested and that we cannot verify that they are in full working order. We have done our utmost to provide fair, decent and honest information, we will not accept liability for any errors regarding measurements, council tax band, tenure etc, as they are for your general use only and not to be relied upon. We advise that you make your own enquiries. Should a purchaser require inspections or quotes for works on a property due to survey results, although we are only too pleased to recommend firms, we will not be held responsible for any works carried out before or after completion, or works not detected by the firms in question, they are only recommendations and have no connection with Bettles, Miles & Holland