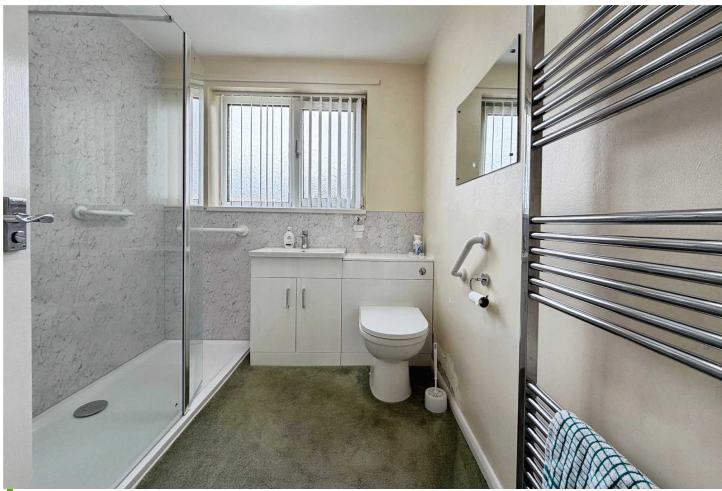




Grantham Road, Waddington,
Lincoln, United Kingdom, LN5

Asking Price: £265,000

Tenure: Freehold



your-move.co.uk

Grantham Road, Waddington, Lincoln, United Kingdom, LN5
Asking Price: £265,000 Tenure: Freehold

Council Tax Band: C
EPC Rating: TBC
Local Authority: North Kesteven District Council,
Sleaford

Other important information which you will need to know about this property can be found at your-move.co.uk

Impeccably presented Three bedroom
Detached bungalow situated in the highly
sought after village of Waddington. Turn-key
condition & perfect for buyers looking for
single storey living. Further benefitting from
being sold with NO ONWARD CHAIN. North
Kesteven District Council-Band C.

Hall
uPVC front entrance door, storage cupboard,
radiator.

Living Room
15'9" x 12'6" (4.8m x 3.8m)
uPVC door to front aspect, double glazed
windows to front and side aspects, radiator.

Kitchen
11'2" x 9'6" (3.4m x 2.9m)
Being fitted with a range of eye level wall and
base units with contrasting work surfaces fitted
over, electric oven with 4 ring gas hob and
extractor hood over, double glazed window to
rear aspect, uPVC part glazed side door,
stainless steel sink unit with drainer and mixer
tap over, wall mounted gas boiler, space and
plumbing for appliances, radiator.

Bedroom 1
11'10" x 9'10" (3.6m x 3m)
Double glazed window to front aspect,
radiator.

Bedroom 2
11'2" x 9'10" (3.4m x 3m)
Double glazed to rear aspect, radiator.

Bedroom 3
9'10" x 7'7" (3m x 2.3m)
Double glazed window to side aspect, radiator.

Shower Room
7'10" x 6'1" (2.4m x 1.85m)
Comprising of shower cubicle, low level WC,
vanity wash hand basin, double glazed frosted
window to rear aspect, extractor fan, chrome
heated towel rail.

Garage
uPVC double doors to front aspect, power and
lighting.

Outside
Large garden to the front of the property
mainly laid to lawn. The rear garden is also
laid to lawn and enclosed by fencing. The
driveway is located to the rear of the property.

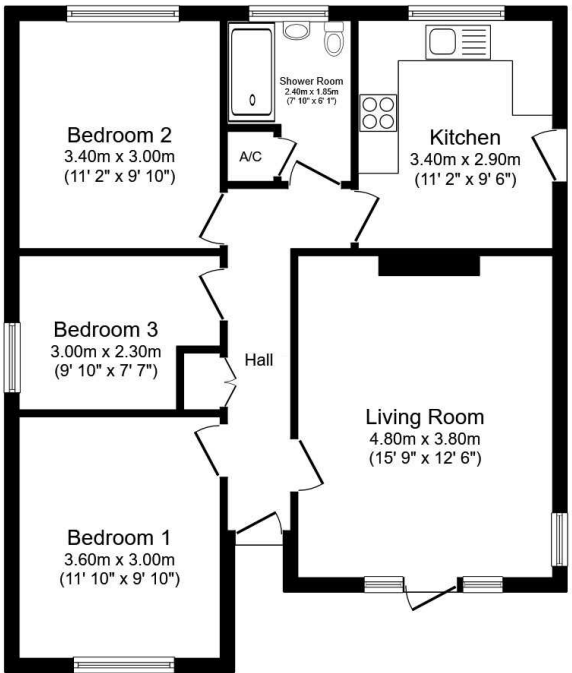
Your Move is a trading name, independently owned and operated
under licence from your-move.co.uk Limited, by National Home Move
Limited, (company number 11805074), registered in England at 5
Brooklands Place, Brooklands Road, Sale, M33 3SD. Return postal
address - 65-66 Baxter Gate, Loughborough, LE67 2RF. VAT
registration no: 315 255 523.

All Measurements
All Measurements are Approximate.

Laser Tape Clause
All measurements have been taken using a laser tape measure and
therefore, may be subject to a small margin of error.

Floorplan Clause
Measurements are approximate. Not to Scale. For illustrative
purposes only.

For full EPC please contact the branch.



Floor Plan

Total floor area: 68.8 sq.m. (740 sq.ft.)

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any 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.Propertybox.io

We may refer you to recommended providers of ancillary services such as Conveyancing, Mortgages, Insurance and Surveying. We may receive a referral fee for recommending their services. You are not under any obligation to use the services of the recommended provider, which may also be an associated company of Your Move.

