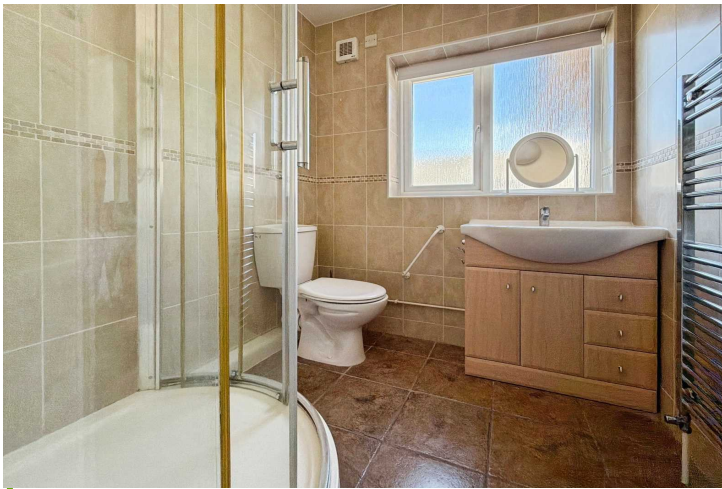




Pateley Moor Close, North
Hykeham, Lincoln, Lincolnshire,
LN6

Asking Price: £375,000

Tenure: Freehold



your-move.co.uk

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Asking Price: £375,000 Tenure: Freehold

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

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

SUBSTANTIAL DETACHED BUNGALOW TUCKED AWAY IN A CUL-DE-SAC This extended Three bedroom Detached bungalow offers flexible living which would suit a wide range of buyers and sits on a fantastic, deceptive plot. Being offered for sale with NO ONWARD CHAIN!

Entrance Hall
uPVC front entrance door, double storage cupboard, radiator.

Hall
Having storage cupboard, radiator.

WC
Having low level WC, vanity wash hand basin, double glazed frosted window to rear aspect, radiator.

Lounge
14'6" x 10'4" (4.42m x 3.15m)
Double glazed window to front aspect, fireplace with feature brick surround, radiator.

Kitchen-Diner
17'10" x 12'8" (5.44m x 3.86m)
Being fitted with a range of eye level wall and base units with contrasting work surfaces fitted over, Range cooker with gas hob and stainless steel extractor hood fitted over, stainless steel sink unit with drainer and mixer tap over, two double glazed windows to side aspect, space and plumbing for appliances, radiator.

Study
7'4" x 6'4" (2.24m x 1.93m)
Having radiator, opening to:

Snug

10'4" x 8'11" (3.15m x 2.72m)
uPVC double doors leading to:

Conservatory
10'9" x 9'2" (3.28m x 2.8m)
Being brick built & fully double glazed with uPVC double doors to rear aspect.

Utility
8'2" x 6'10" (2.5m x 2.08m)
Having fitted work surfaces with wall and base units, stainless steel sink unit with drainer and mixer tap over, double glazed window to side aspect, uPVC rear door, space and plumbing for appliances.

Bedroom 1
15'4" x 12'1" (4.67m x 3.68m)
uPVC frosted double doors to front aspect opening out onto a secluded courtyard, two floor to ceiling frosted windows to front aspect, double glazed window to rear aspect, radiator.

Bedroom 2
14'6" x 9'3" (4.42m x 2.82m)
Double glazed window to front aspect, radiator.

Bedroom 3
9'3" x 8'10" (2.82m x 2.7m)
Double glazed window to rear aspect, radiator.

Shower Room
6'1" x 5'10" (1.85m x 1.78m)
Comprising of corner shower cubicle, low level WC, vanity wash hand basin, double glazed frosted window to side aspect, extractor fan, chrome heated towel rail.

Bathroom
8'2" x 5'5" (2.5m x 1.65m)
Three piece suite comprising of panelled bath tub with shower fitted over, low level WC, vanity wash hand basin, double glazed frosted window to rear aspect, radiator.

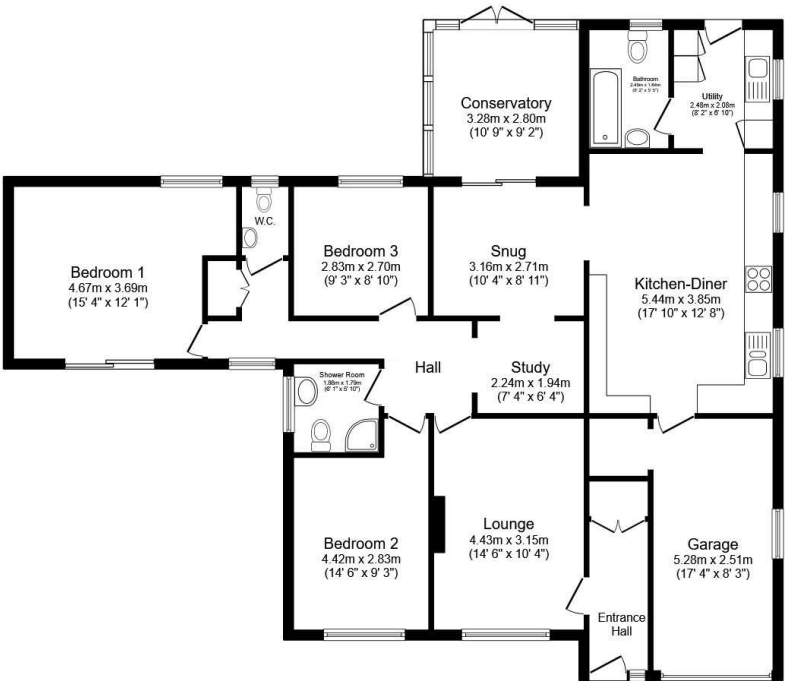
Garage

17'4" x 8'3" (5.28m x 2.51m)
Manual up and over door, power and lighting, double glazed frosted window to side aspect, personal door to rear aspect.

Outside
INCREDIBLE PLOT! Large block paved driveway to the front of the property providing ample off street parking. The rear garden wraps around the whole bungalow and offers an expansive outdoor space to enjoy. It has been designed with low maintenance in mind and offers complete privacy. There is also a little courtyard which is access off the main bedroom.

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For full EPC please contact the branch.



Floor Plan

Total floor area: 140.8 sq.m. (1,516 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

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
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