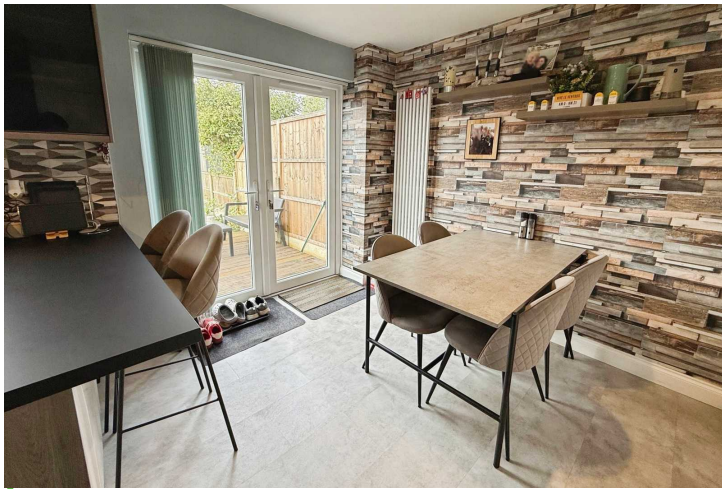




Clare Close, Lincoln, Lincolnshire,
LN5

Asking Price: £180,000

Tenure: Freehold



your-move.co.uk

Clare Close, Lincoln, Lincolnshire, LN5
Asking Price: £180,000 Tenure: Freehold

Council Tax Band: B
EPC Rating: TBC
Local Authority: Lincoln City Council

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

A MUST VIEW!!! Deceptively spacious and well presented three bedroom mid-terraced home NOW AVAILABLE!! This well positioned home offers three generously sized bedrooms, family shower room, immaculate kitchen-diner, spacious lounge and a gorgeous rear garden!! A CRACKING BUY AND A MUST VIEW!! BOOK NOW!!! EPC Grade TBC.

Entrance Hall
Hosting a uPVC entrance door to the front aspect, carpet and a radiator.

Lounge
13'1" x 14'10" (4m x 4.52m)
Spacious and tastefully finished lounge comprising carpet flooring, radiator, television aerial point, double glazed window to the front aspect with fitted blinds and bi-folding doors leading to the kitchen-diner.

Kitchen-Diner
16'2" x 7'10" (4.93m x 2.4m)
Modern, immaculate and naturally bright kitchen-diner hosting a range of wall and base units with contrasting work surfaces, sink and drainer unit, space and plumbing for a washing machine, integral dishwasher, integral double oven with a five ring gas hob and extractor hood, fridge-freezer, tile splashbacks, radiator, under stairs cupboard, double glazed window to the rear aspect with fitted blinds and uPVC double glazed French doors to the rear aspect with fitted blinds.

Landing
With carpet flooring, loft hatch providing access to the boarded loft space and an airing cupboard home to the recently installed gas central heating boiler.

Bedroom 1
9'2" x 12'8" (2.8m x 3.86m)
Double bedroom comprising carpet flooring, radiator, fitted wardrobes and a double glazed window to the rear aspect with fitted blinds.

Bedroom 2
9'1" x 12'1" (2.77m x 3.68m)
Generously sized double glazed bedroom comprising carpet flooring, radiator and a double glazed window to the front aspect.

Bedroom 3
6'9" x 7'8" (2.06m x 2.34m)
Generously sized single bedroom comprising a bespoke built single bed, radiator, carpet flooring and a double glazed window to the front aspect.

Bathroom
6'1" x 9'4" (1.85m x 2.84m)
With a walk in shower unit, low level WC, vanity unit wash hand basin, radiator rail, extractor fan, fully tiled walls and a double glazed window to the rear aspect.

Gardens
The front aspects offers a wealth of space with a large lawn area and a footpath leading to the entrance door from roadside. There is also a single garage and a parking space. The well maintained, landscaped and ready to enjoy rear garden is laid to a combination of lawn, raised decking and a patio area as well as offering a secure rear gate, timber summer house and close board fencing enclosing this wonderfully private space.

Tenure
Freehold
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Tax Band B

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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.

