





JOHN EVE WAY, MARKET DEEPING, PE6 8LJ

£285,000 FREEHOLD

A much improved and extended family home, well-appointed throughout and superbly positioned just around the corner from John Eve Park. Bright and open living space with sitting room, dining room and versatile family room, kitchen, cloakroom, three bedrooms and modern bathroom, with a garden for entertaining.

Market Deeping | 01778 347098 | marketdeeping@winkworth.co.uk

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ACCOMMODATION

Around the corner from John Eve Park, a popular and established roadway, you cross the double length driveway and up to the neat façade, with part glazed UPVC entrance door opening through to:

ENTRANCE PORCH
A wide porch opening through to the sitting room, finished with wood effect flooring and bespoke fitted storage cupboard

SITTING ROOM
17' x 13'4 a bright and inviting sitting room with UPVC bow window to the front aspect, side stairs to the first-floor accommodation, feature timber panelling, radiator, power points and TV point, opening through to:

DINING ROOM
8'6 x 9' a great place to dine, finished with modern wood effect flooring, power points and double doors opening through to:

FAMILY ROOM
17'7 x 9'8 a versatile living room with UPVC window to the rear aspect and UPVC French doors opening onto the landscaped rear gardens, attractive timber panelled wall, cast wood burner on tiled hearth, radiator, power points and coffee bar area opening through to the kitchen

KITCHEN
8'1 x 9' an attractive modern kitchen, with raised opening into the family room, comprising a range of base and eye level storage units incorporating roll edge work surface with 1 ¼ sink inset and mixer tap over, integrated oven and four ring hob with stainless steel extractor fan over, integrated dishwasher, space for wine fridge, recessed understairs storage, power points and modern wood effect flooring

REAR LOBBY
With glazed door to the rear aspect, heated towel rail, wood effect flooring and pedestrian door through to the garage/utility

CLOAKROOM
With frosted UPVC window to the rear aspect, comprising a modern two-piece suite, low level WC and wash hand basin set in vanity unit, wood effect flooring.

LANDING
With UPVC window to the side aspect, recessed airing cupboard and loft access

BATHROOM
With frosted UPVC window to the rear aspect, comprising a modern three-piece suite, low level WC, wash hand basin set in vanity unit, tiled panel bath with glass screen and electric shower over, fully tiled walls, wood effect flooring and radiator.

BEDROOM
11' x 8'9 (min) 11' (max) a good double bedroom with UPVC window to the rear aspect, fitted double wardrobe with hanging rails, radiator and power points.

BEDROOM
11'9 x 11 another double bedroom with UPVC window to the front aspect, fitted twin double wardrobes, radiator and power points.

BEDROOM
6'8 x 8'1 with UPVC window to the front aspect, fitted storage cupboard, radiator, power points and wood effect flooring.

OUTSIDE
A great position, just along from John Eve Park and close to shops and doctors, the neat frontage is partially enclosed by mature hedging, laid to lawn with double length driveway offering off road parking and leading to GARAGE/STORE 13'10 x 7' with power and light connected and utility area with plumbing and space for washing machine. The rear gardens are a delight, enclosed by mature hedging and fencing, offering a good degree of privacy, with artificial lawn, raised decking with pathway and further covered decked area with a fantastic bar area, ideal for entertaining.









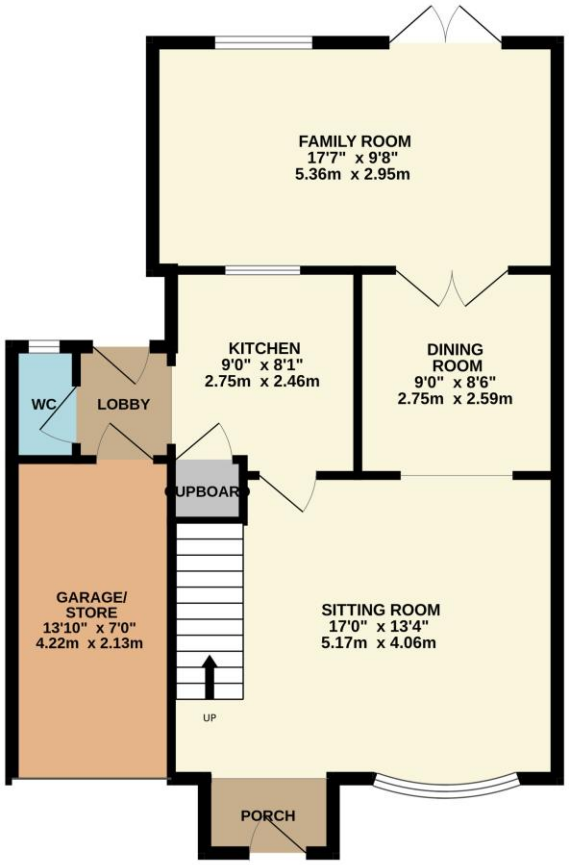




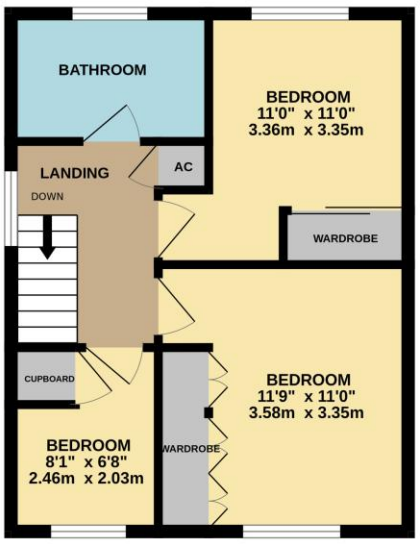



LEEDS

GROUND FLOOR
712 sq.ft. (66.1 sq.m.) approx.



1ST FLOOR
398 sq.ft. (36.9 sq.m.) approx.



TOTAL FLOOR AREA : 1109 sq.ft. (103.0 sq.m.) approx.

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