

Aldgate, PE9 3TD  
Ketton  
Stamford  
£550,000

Hurfords



3



1



E



E

- Beautiful 3 Bedroom Detached Cottage
- Stunning Landscaped Garden with Summer House
- Character Features Throughout
- Plenty of Off Road Parking
- Cellar
- Single Garage & Workshop

19 Aldgate  
Ketton  
Stamford  
Lincolnshire  
PE9 3TD

Situated in a quiet location in Ketton is this former pub dates back to the 1850's. Offering 3 bedrooms this stunning home boasts bags of character with a range of reception rooms on the ground floor. Externally this home is sat on a generous plot with beautiful landscaped gardens. Entering through the side door is a generous entrance porch with cupboard for coats and shoes under the stairs. To the right is a downstairs W/C perfect for when entertaining. To the left you enter the first formal reception room. This room is currently used as a snug room but could be utilised as a formal dining room subject to requirements, with stairs to the first floor as well as access to the cellar which is a generous size and has huge potential. To the front of this room is a large bay window encapsulating light from the front of the property. Moving through you enter the formal lounge which oozes character with an exposed stone fireplace with a log burning stove inset for those cooler evenings, again with a large bay window to the front. From the lounge there is a useful office space to the rear with further storage ideal for workers from home. To the right of the main entrance is the kitchen offering a range of base and wall units with an integrated oven and hob leading through to a useful utility room for housing all of the white goods as well as a pantry for additional storage. Moving upstairs there is a separate W/C leading up to 3 bedrooms, the master is a fabulous size benefitting from fitted wardrobes and two large windows to the front. Bedroom 2 to the other end of the corridor is another good sized double room with Bed 3 a generous single in the middle. There is a family bathroom consisting of a bath, a separate shower, W/C and pedestal basin plus an additional W/C on the stairs with pedestal basin and good built in storage.

Hurfords



Outside to the front is a large gravelled driveway offering ample off road parking and access to the single garage. The garage has an up and over door and a further storage/workshop to the back. The rear garden is simply gorgeous, true gardener's paradise sat on a generous plot. Fully enclosed and private this garden features an array of mature trees, shrubbery and flower beds, a generous lawn, various footpaths, vegetable patch, shed and a wonderful summerhouse with raised decking.





19 Aldgate, Ketton, Stamford  
 Approximate Gross Internal Area  
 Main House = 159 Sq M/1712 Sq Ft  
 Garage = 19 Sq M/205 Sq Ft  
 Total = 178 Sq M/1917 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.



## Rooms/Measurements

- Cellar 16'5" x 11'6"
- Garage 18'11" x 8'10"
- Workshop
- Drawing Room 17'10" x 16'3"
- Study 15'10" x 4'0"
- Snug/Diner 17'10" x 12'9"
- Kitchen 11'10" x 11'10"
- Utility 6'9" x 4'11"
- Bedroom One 16'2" x 12'3"
- Bedroom Two 12'1" x 10'7"
- Bedroom Three 9'5" x 8'10"

**TENURE: FREEHOLD**



Hurfords



SCAN ME

Selling your property?  
Contact us to arrange a FREE home valuation.

01780 752136

38 St. Mary's Street, Stamford, Lincolnshire, PE9 2DS

[stamford@hurford.co.uk](mailto:stamford@hurford.co.uk)

[www.hurfords.co.uk](http://www.hurfords.co.uk)

Hurfords is a trading name of Sharman Quinney Holdings Limited which is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05. 1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Hurfords has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyer's interests to check the working condition of any appliances. 5: Hurfords has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: SFD203671 – PDAF 0007