



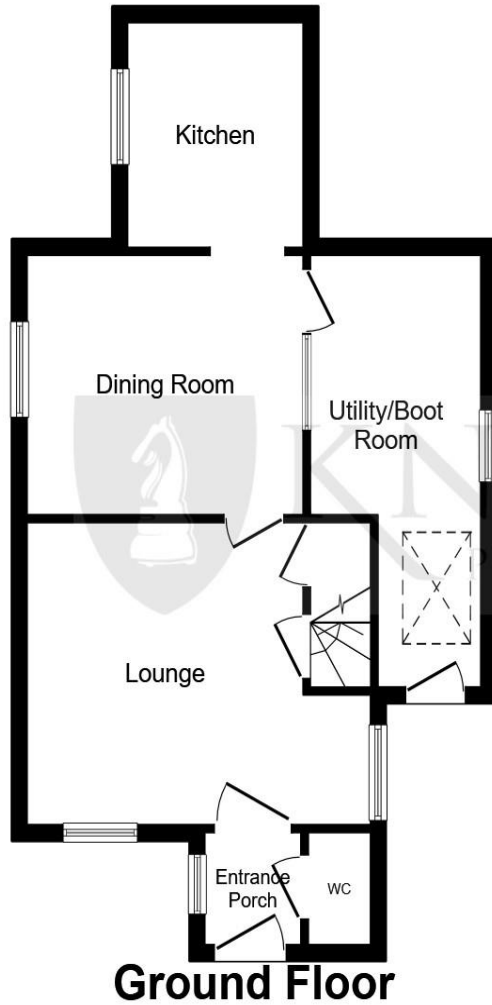
The Green
Ketton PE9 3RA



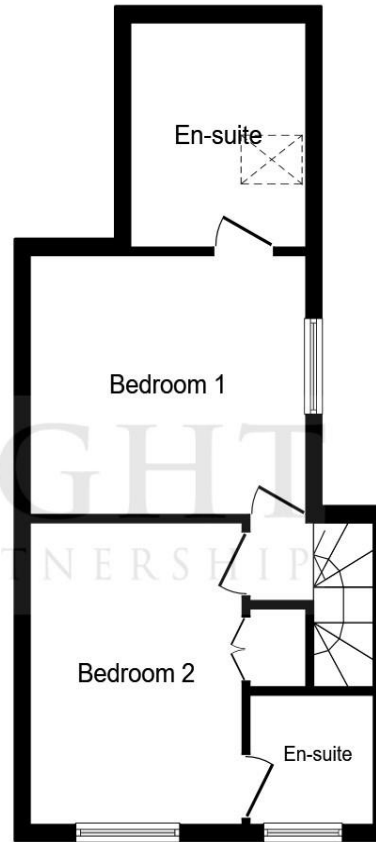
Welcome to **The Green**

A beautifully presented detached character cottage set in the heart of this sought after Rutland village, enjoying amenities including popular village pub, post office/general store and vineyard! The village lies a short drive from Stamford and the A1 for added convenience.





Ground Floor



First Floor

Entrance Porch

WC

Lounge

12' min x 11' 10" (3.66m min x 3.61m)

Dining Room

13' 9" x 10' 6" (4.19m x 3.20m)

Kitchen

9' 5" x 7' 10" (2.87m x 2.39m)

Utility Room/Boot Room

13' 2" x 5' 4" (4.01m x 1.63m)

Stairs & Landing

Bedroom One

10' 6" x 13' 8" (3.20m x 4.17m)

En-Suite Bathroom

7' 2" x 9' 6" (2.18m x 2.90m)

Bedroom Two

9' 3" x 12' (2.82m x 3.66m)

En-Suite Shower Room

5' 11" x 5' 6" (1.80m x 1.68m)

Off Road Parking & Garden

Paved Patio Area

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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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.focalagent.com

Welcome to

The Green

- Stunning Stone Built Period Cottage
- Extended & Modernised
- Two Double Bedrooms & En-suite Bathrooms
- Open Plan Kitchen & Dining Area
- Established Garden & Terrace Area
- Off Road Parking for Two Cars
- No Onward Chain

Tenure: Freehold EPC Rating: D

guide price

£400,000

Fabulous period cottage offering spacious and well-appointed accommodation comprising: Entrance Porch with cloakroom, lounge with under-stairs store and door to stairs up to the first floor. Beyond the lounge is the dining room with opening through to the kitchen with integrated appliances including fridge freezer, dishwasher, washing machine, oven and hob. From the dining area, the property has been extended to provide a boot room also opening to the garden.

Upstairs are two double bedrooms the first of which with en-suite bathroom and second benefitting from built in wardrobe and en-suite shower room.

The property is approached via a gravelled parking area for two cars and lawned garden to the front with shrub borders, to the side is a paved terrace area and there are two sheds for storage.



Please note the marker reflects the postcode not the actual property

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Property Ref:
SMD104160 - 0003