



Ashtree Gardens
Collyweston PE9 3PD

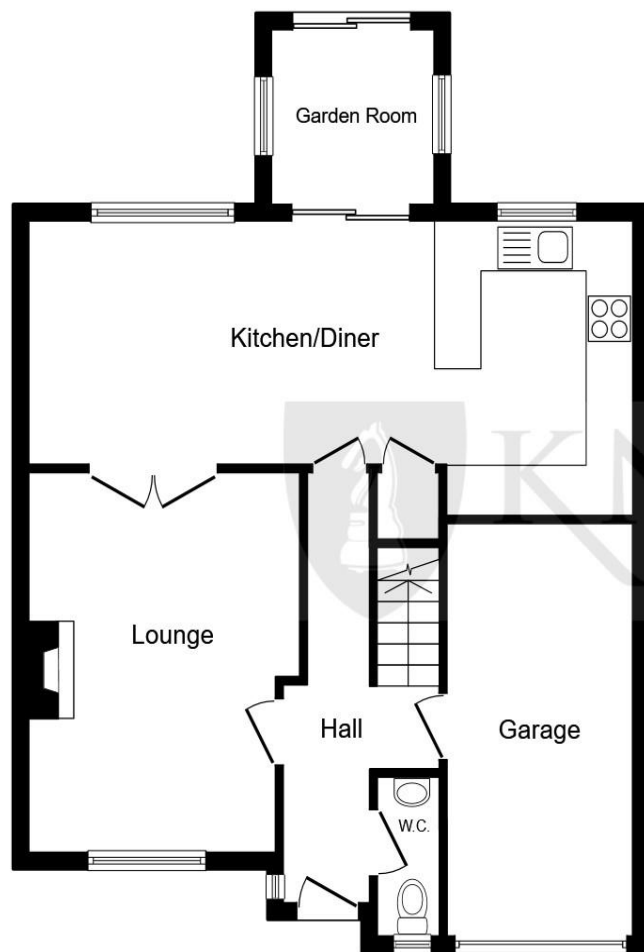


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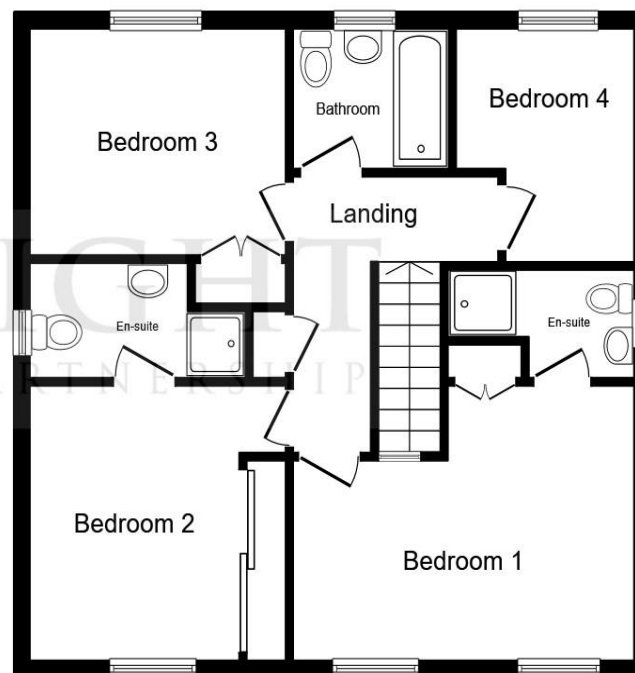
Welcome to **Ashtree Gardens**

This beautifully presented extended detached family home is situated in this ever sought after village, with amenities including a local shop and pub, with primary schooling in the nearby village of Ketton.





Ground Floor



First Floor

Entrance Hall

Cloakroom

Lounge

15' 3" x 11' (4.65m x 3.35m)

Kitchen Dining Room

25' 9" x 11' 9" (7.85m x 3.58m)

Garage/Utility

Bedroom One

14' 7" x 10' max (4.45m x 3.05m max)

En-Suite Shower Room

Bedroom Two

10' 10" x 8' 10" (3.30m x 2.69m)

En-Suite Shower Room

Bedroom Three

9' 8" x 9' 3" (2.95m x 2.82m)

Bedroom Four

9' 4" x 7' 6" (2.84m x 2.29m)

Bathroom

7' 3" x 5' 6" (2.21m x 1.68m)

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

Ashtree Gardens

- Extended Four Bedroom Family Home
- Generous Accommodation Including Two En-Suites & Family Bathroom
- Lovely Kitchen Dining Room
- Two Driveways & Two Electric Car Charge Points
- Garage/Storeroom
- Popular Village Location

Tenure: Freehold EPC Rating: Awaited
Council Tax Band: D

offers over

£400,000

The property has been much improved by the current owners and offers generous accommodation briefly comprising: Entrance hall with a cloakroom leading to the lounge with a bay window and feature fireplace. The kitchen dining room sits to the rear of the property and is fitted with a range of modern units with built-in appliances including a fridge freezer and wine fridge, dishwasher, and a range cooker. From here there are patio doors out to a sunroom with doors out to the garden. Also off the entrance hall is the door into the garage which is currently being used as a gym and has plumbing for a washing machine & tumble dryer.

Upstairs there are four generous bedrooms, three of which have built-in wardrobes. Bedrooms one and two have en-suite shower rooms, and the family bathroom is fitted with a white three-piece suite with shower over the bath.

Outside to the front there are two driveways' providing off road parking for multiple vehicles with two electric car charging points, and the rear garden has a southerly aspect and is laid to lawn with patio seating areas.

Viewing is highly recommended to fully appreciate this lovely family home!



Please note the marker reflects the
postcode not the actual property

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Property Ref:
SMD104803 - 0002



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