



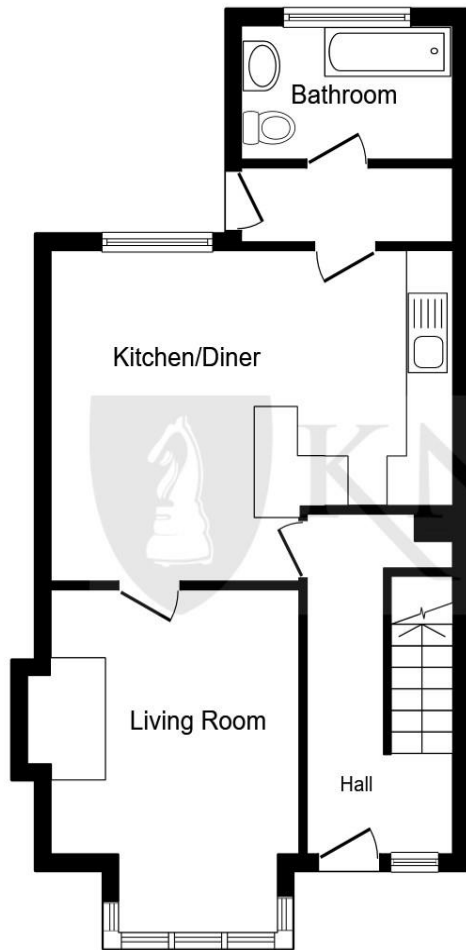
Melbourne Road
Stamford PE9 1UD



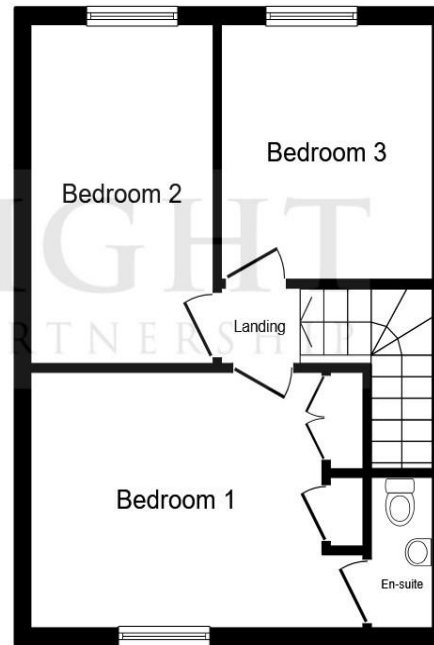
Welcome to
Melbourne Road

Situated in a cul de sac position close to Stamford town centre, this period home comes with off road parking and generous westerly aspect garden.





Ground Floor



First Floor

Entrance Hall

Lounge

13' 8" x 10' 7" (4.17m x 3.23m)

Kitchen Diner

13' 1" x 16' 10" (3.99m x 5.13m)

Rear Lobby

Bathroom

5' 4" x 9' (1.63m x 2.74m)

Bedroom One

10' 2" x 13' 8" (3.10m x 4.17m)

Bedroom Two

13' 6" x 7' 6" (4.11m x 2.29m)

Bedroom Three

10' 2" x 9' (3.10m x 2.74m)

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 Melbourne Road

- Period Home Close To Town Centre
- Off Road Parking
- Enclosed Rear Garden
- Kitchen Dining Room
- Opportunity To Improve

Tenure: Freehold EPC Rating: C

offers over

£290,000

A spacious period home with accommodation comprising: Entrance Hall with door opening into the dining area which is open plan to the kitchen. Also off the dining area is the lounge with feature fireplace. Beyond the kitchen is a utility space and the bathroom fitted with a white three-piece suite including a bath.

Upstairs the main bedroom to the front has built-in storage and an en-suite WC. There are two further bedrooms completing the first floor.

Outside the front garden has been gravelled to create off road parking and there is gated access to the rear garden. The rear garden is mainly laid to lawn with flower borders and patio area. There are two large sheds and garage for storage. The property is available with no onward chain.



Please note the marker reflects the postcode not the actual property

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