

Buy. Sell. Rent. Let.



## Hawthorn Chase, Cherry Willingham



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property it must be

  
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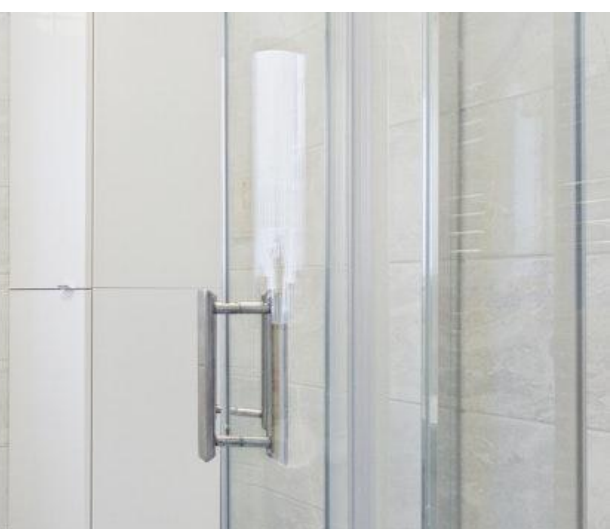
Asking Price: £195,000



Located on a quiet private road in the popular village of Cherry Willingham, this beautifully presented two-bedroom semi-detached bungalow offers bright and modern interiors, a spacious sun-soaked rear garden, off-road parking, and a peaceful setting just minutes from local amenities and excellent transport links to Lincoln.

#### Key Features

- Two generously sized double bedrooms
- Spacious and bright lounge with large rear-facing window
- Modern fitted kitchen with integrated appliances
- Stylish shower room with contemporary tiling
- Beautifully maintained, sun-drenched rear garden
- Greenhouse, garden shed and patio seating area
- EPC Rating: TBC
- Tenure: Freehold
- Council Tax Band: A





Tucked away on a quiet private road in the sought-after village of Cherry Willingham, this delightful two-bedroom semi-detached bungalow is beautifully presented throughout and offers bright, comfortable living spaces, a sunny rear garden, and off-road parking.

As you step inside, you're welcomed by a light and airy hallway that leads through to a generously sized living room. This space is bathed in natural light from the large front window and is tastefully decorated in warm, neutral tones, creating a calm and cosy atmosphere. The adjoining kitchen is smartly designed with contemporary white units, contrasting turquoise splashbacks, integrated appliances, and ample worktop space, making it as practical as it is stylish.

The property offers two well-proportioned double bedrooms, both finished to a high standard. The main bedroom enjoys lovely views over the front garden, while the second bedroom is perfect as a guest room, office, or hobby space. The shower room is sleek and modern, featuring quality tiling, a corner shower enclosure, and a pedestal sink.

One of the standout features of this home is the rear garden, which enjoys an excellent level of sunlight throughout the day. It's beautifully maintained, with a lawned area, patio space for outdoor dining, well-stocked borders, a greenhouse, and a garden shed. Whether you're a keen gardener or simply enjoy relaxing in the sun, this garden ticks all the boxes.

Set in a well-kept cul-de-sac, this bungalow offers peace and privacy, while still being just a short stroll from the wide range of amenities Cherry Willingham has to offer. These include shops, schools, a GP surgery, and regular bus routes into Lincoln, making it an ideal location for those seeking village living with great connections.

This charming home is perfectly suited to downsizers, first-time buyers, or anyone looking for low-maintenance single-level living in a friendly and desirable community. Early viewing is highly recommended to fully appreciate all that this property has to offer.

## Hallway

1.1m x 6m (3'7" x 19'8")

The hallway serves as the central hub of the bungalow, providing direct access to every room in the home. Bright and welcoming, it offers a practical layout that enhances the flow of the property, with clean lines and neutral décor that create a sense of space and continuity throughout.

## Living Room

3.24m x 4.9m (10'7" x 16'1")

The living room is a bright and welcoming space, tastefully decorated with soft neutral tones and flooded with natural light from a large front-facing window. There's ample room for comfortable seating and dining, with a cosy yet modern feel that makes it perfect for both relaxing and entertaining.

## Kitchen

3m x 3.25m (9'10" x 10'8")

The kitchen is modern and well-appointed, featuring sleek white cabinets with wood trim, vibrant turquoise splashbacks, and integrated appliances. A large window above the sink allows plenty of natural light to flood in, creating a bright and practical space that's perfect for both everyday use and entertaining.

## Bedroom 1

2.88m x 4.36m (9'5" x 14'4")

Bedroom one is a spacious and serene room decorated in calming tones, with a large window overlooking the front garden that lets in plenty of natural light. There's ample space for a double bed and freestanding furniture, making it a comfortable and restful retreat.

## Bedroom 2

2.13m x 3.8m (7'0" x 12'6")

Bedroom two is light and neatly presented, with a calming grey colour scheme and a large window that brings in plenty of natural light. It's a versatile space, ideal for use as a guest bedroom, home office, or hobby room, with room for freestanding furniture and a cosy, welcoming feel.

## Bathroom

1.68m x 2.06m (5'6" x 6'10")

The bathroom is sleek and modern, finished with stylish grey tiling and fitted with a corner shower enclosure, pedestal sink, and low-level WC. A large wall-mounted cabinet offers excellent storage, while a window brings in natural light, creating a bright and fresh feel throughout.

## External

The rear garden is a true highlight of the property, offering a beautifully maintained lawn, vibrant flower beds, and a generous patio area perfect for outdoor dining or relaxing in the sun. Fully enclosed for privacy and enjoying a sunny aspect throughout the day, the space also includes a greenhouse, a garden shed, and plenty of room for planting or entertaining.

## Agent Notes

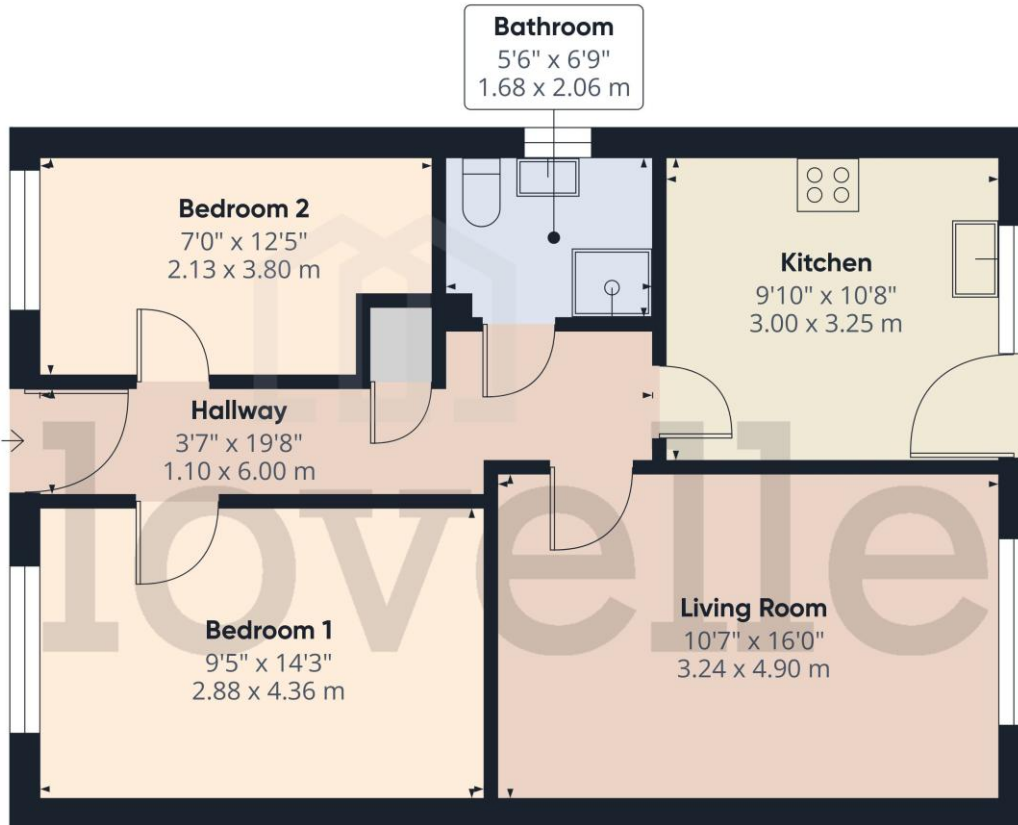
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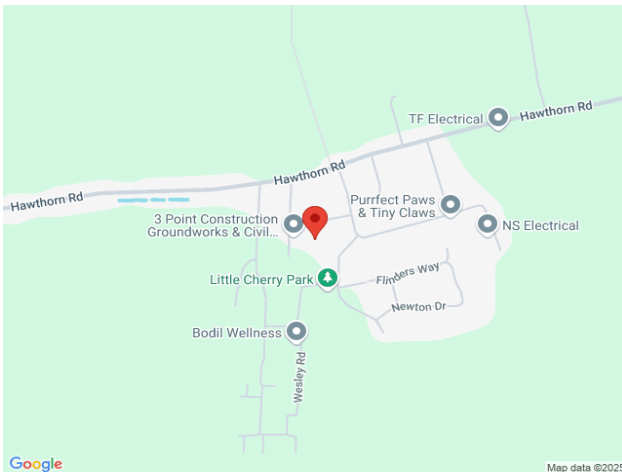
Approximate total area<sup>(1)</sup>  
616.23 ft<sup>2</sup>  
57.25 m<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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Score	Energy rating	Current	Potential
92+	<b>A</b>	<b>99 A</b>	<b>99 A</b>
81-91	<b>B</b>		
69-80	<b>C</b>		
55-68	<b>D</b>		
39-54	<b>E</b>		
21-38	<b>F</b>		
1-20	<b>G</b>		

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