



Hannam Boulevard Spalding

For sale
£895 per

We are pleased to present this well-kept three-bedroom home, located in Spalding and close to local schools and amenities. The property offers modern decor throughout and comprises a kitchen, lounge, separate dining room and a downstairs bathroom. Upstairs are three good-sized bedrooms. Outside, the home benefits from a private garden and off-road parking. Please note, furniture is not included. This is a practical and well-located property, ideal for families.

Council – SHDC Band A
EPC – D Rating

 **info@wlyh.co.uk**
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23 Westlode St Spalding PE11 2AF

Company No 12243349 PRS No PRS018608
VAT No 336400430 CMP No CMP006662



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	65	72
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

important notice: these particulars which have been produced with the greatest of care & attention and are only intended to give the purchaser a guide to the description of the property. they are prepared to comply with the property misdescription act 1991; however they are for guidance only and must not be relied on as a statement of fact. these particulars do not constitute an offer of contract. intended purchasers should satisfy themselves by inspection to the property and it's appliances, equipment and services as these have not been tested. draft details awaiting vendors approval.