



Paul Cutmore Bespoke powered by **exp**<sup>®</sup> **UK**

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16 Papworth Drive,  
£320,000

3 2 2





Delighted to offer this Three bedroom detached home in the Beautiful town of Crowland. Boasting an ensuite, Kitchen/breakfast room, Garden Home office and a garage. A must view family home.

**Entrance Hall** - 1.95m x 1.85m (6'4" x 6'0")

**Cloakroom** - 1.03m x 1.71m (3'4" x 5'7")

**Lounge** - 3.23m x 5.6m (10'7" x 18'4")

**Kitchen/Breakfast Room** - 3.25m x 5.61m (10'7" x 18'4")

**Utility Room** - 1.96m x 1.8m (6'5" x 5'10")

**First Floor Landing** - 3.83m x 1.7m (12'6" x 5'6")

**Master Bedroom** - 3.55m x 2.79m (11'7" x 9'1")

**Ensuite** - 1.71m x 2.01m (5'7" x 6'7")

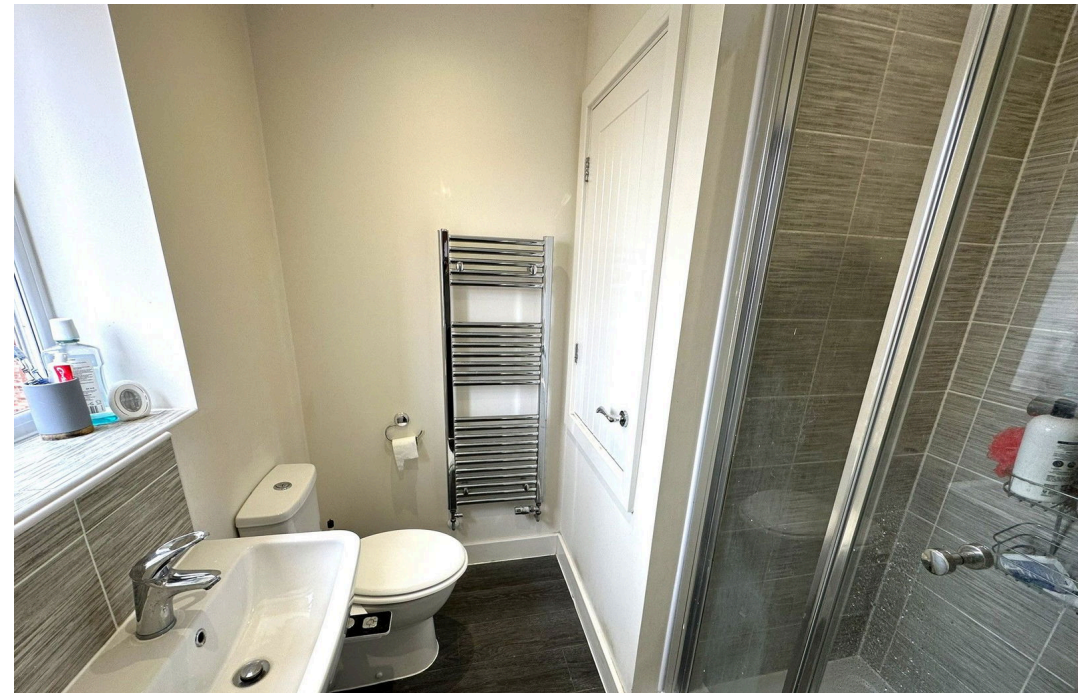
**Bedroom Two** - 3.32m x 3.32m (10'10" x 10'10")

**Bedroom Three** - 2.61m x 2.77m (8'6" x 9'1")

**Bathroom** - 2.18m x 2.18m (7'1" x 7'1")

#### **Outside**

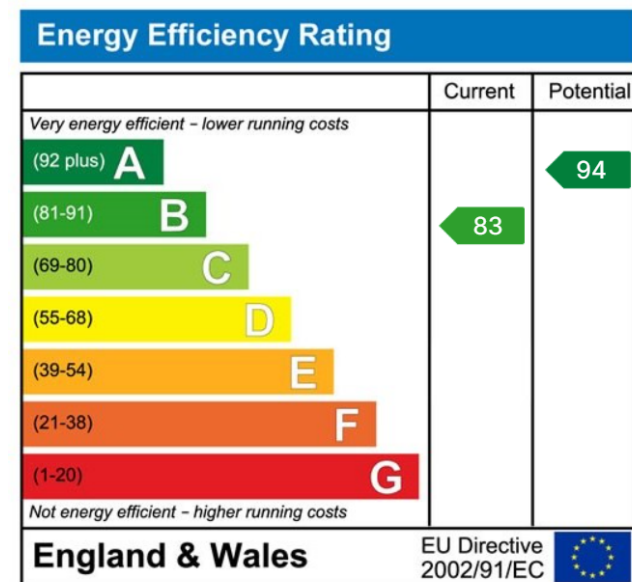
Garden to the front is mainly laid to lawn with shrub borders and pathway leading to front door. Garage at the rear of the property with driveway providing off road parking. The rear garden is enclosed by Brick wall and timber panelled fence and is mainly laid to lawn with large paved patio seating area with room for a hot tub and pathway to Office room to the rear that has power and light and heating connected, currently used as a home office but could have a variety of uses.







- Three Bedrooms
- Ensuite
- Garage
- Detached
- Home Office
- quote reference PC0713



# PAUL CUTMORE

