



78 Harvester Way

Crowland PE6 0DA

Offers in the region of £295,000



78 Harvester Way Crowland PE6 ODA

Well-presented, link detached family home in a cul-de-sac location of Harvester Way, within a popular location in Crowland.

The property briefly comprises of entrance door into the entrance hall with window to side and an understairs storage cupboard, doors from the hallway leads into the kitchen and lounge areas, with further door to a downstairs cloakroom, comprising of a two piece suite with window to front. Off the hallway door into a generous sized lounge with box bay window to the front with PVCu double glazed door leading out into the rear garden. From the lounge, into the dining room, stairs leading to the first floor, separate doors both leading into the kitchen and conservatory areas. Brick & PVCu construction with polycarbonate roof with French doors leading into the rear garden & door into a utility room. Originally the garage, the utility room provides space for washing machine & tumble dryer. The stud partition wall could be removed to recreate a full size garage. Finishing off the ground floor is the fitted kitchen.

On the first floor, access to the loft hatch with doors leading off to the master bedroom benefitting from an en-suite shower room, two further bedrooms and a family bathroom, comprising of a three piece suite.

Outside, gravel driveway with ample parking available. Garage with a storage area to the front, with access to the side of the property leading to the rear garden. The rear garden is laid with lawn, paved patio area, gravel and vegetable patch. To the rear of the garden there is a gated access, where further parking is available.

This property is within easy reach of all that Crowland has to offer.

Tenure: Freehold
Council Tax Band: C





Ground Floor

Entrance Hall

Cloakroom

Lounge

17'5" x 10'2" (5.33m x 3.10m)

Dining Room

12'9" x 7'3" (3.90m x 2.21m)

Conversatory

10'4" x 13'1" (3.15m x 3.99m)

Utility Room

9'4" x 8'4" (2.85m x 2.55m)

Kitchen

7'7" x 9'4" (2.32m x 2.87m)

First Floor

Landing

Bedroom One

11'10" x 10'4" (3.63m x 3.17m)

En-Suite

Bedroom Two

8'0" x 9'7" (2.46m x 2.93m)

Bedroom Three

7'1" x 6'7" (2.17m x 2.01m)

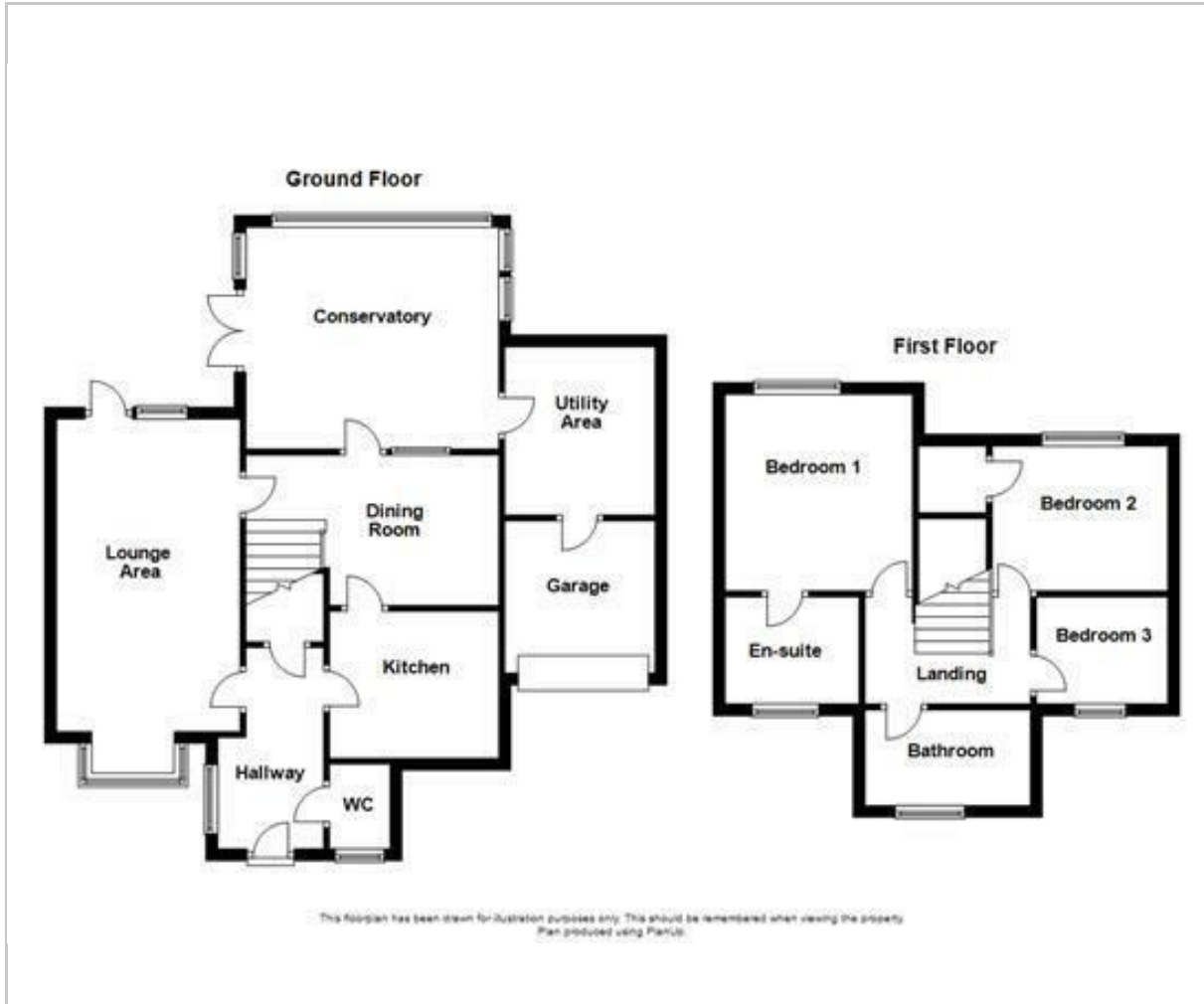
Family Bathroom

Remaining Garage

8'4" x 8'4" (2.55m x 2.55m)



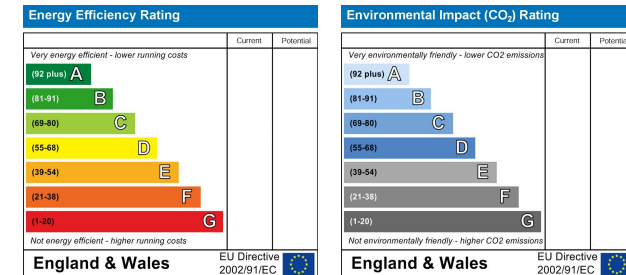
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Crowland Office on 01733 259995 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



9 North Street,
Crowland, PE6 0EG
T: 01733 259995
E: crowland@firminandco.co.uk