



14 Fincham Drive  
Crowland PE6 0DN  
£265,000



## 14 Fincham Drive

### Crowland PE6 0DN

Enjoying a Cul De Sac position with easy access to the Peterborough/Spalding road the property is only a few minutes drive from Crowland town centre with its many amenities and historical buildings including Crowland Abbey and Trinity Bridge. Central to Crowland is a large open space, Snowden Field, which includes various play areas, allotment gardens, football pitches and open grassed areas used for general recreation and to host community events. There is also Abbey View medical centre and Library.

This well presented Semi Detached House is amongst the largest built on this popular development and offers comfortable family accommodation which comprises; Entrance Hall with the stairs to the first floor, Lounge with a Box Bay feature to the front aspect, fitted and well appointed Kitchen area with integrated appliances opening through to a separate Dining Area with access to the rear Garden. There is also a Cloakroom W.C.

The first floor Landing lead to a main Bedroom with wardrobe/storage and an Ensuite Shower Room, there are two further good size Bedrooms and a four piece Family Shower/Bathroom.

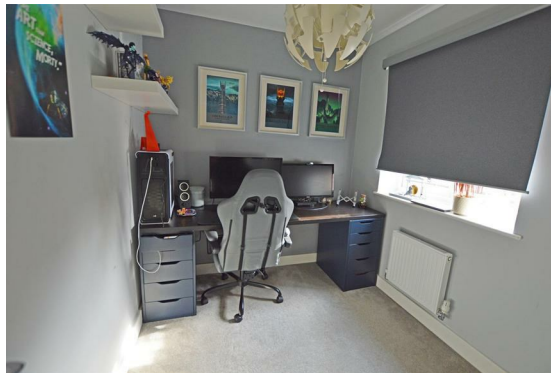
Outside are Gardens front and rear. The property boasts more off road parking than many of similar properties on the development and single Garage.

Viewing of this rarely available style of semi detached house is strongly recommended.

Tenure Freehold  
Council Tax C  
Estate Charges Payable.







Entrance Hall  
Stairs to the first floor. Door to

Lounge  
14'1" max x 10'9" min (4.30m max x 3.30m min)  
Box Bay window to the front aspect.

Kitchen Area  
9'6" min x 8'11" (2.90m min x 2.73m)  
Fitted with a range of base and eye level units with integrated, fridge/freezer, dishwasher and electric oven, induction hob and cooker hood. opening through to

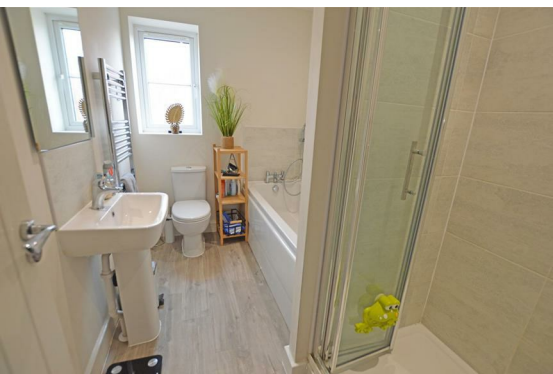


Dining Area  
11'1" max x 8'4" (3.40m max x 2.55m )  
PVCU French Doors to the rear Garden.

Cloakroom W.C.

First Floor Landing  
Doors to

Bedroom 1  
10'4" x 8'11" min (3.16m x 2.74m min )  
Built in wardrobe and storage cupboard.



Ensuite Shower Room  
6'6" x 5'4" (1.99m x 1.65m)

Bedroom 2  
9'11" max x 8'4" (3.04m max x 2.56m)

Bedroom 3  
8'11" x 6'8" (2.73m x 2.05m )

Family Shower/Bathroom  
8'10" x 5'9" (2.71m x 1.77m)  
Four piece suite comprising, panelled bath, shower, hand wash basin and low level W.C.



Outside  
To the front of the property the garden is laid to lawn with with a good size driveway allowing ample off road parking and leading to a single Garage. Gated access leads to an enclosed rear garden enjoying a high degree of privacy and is laid to lawn with a decking area.



Floor Plan



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 firms 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

Area Map



Energy Efficiency Graph

