

The #1 Agent in the area bringing London & out of area buyers to your door



Detached family home situated in a quiet cul-de-sac location offered to the market with **NO ONWARD CHAIN.**

- Detached Family Home
- NO CHAIN
- Kitchen/Diner
- Two Reception Rooms
- Four Bedrooms
- Master Bedroom With Ensuite
- Enclosed Rear Garden
- Off Road Parking
- Double Garage
- Walking Distance To Amenities

Pippin Gardens, Grantham, NG31 9SA

Spacious four bedroom detached property close to Grantham town centre situated in a quiet cul-de-sac location offered to the market with NO ONWARD CHAIN!

Ground floor comprises; Entrance hall with two storage cupboards, sitting room with bi-fold doors to the garden and access to the dining room with door leading to the garden, fitted kitchen with large island and utility off including access to the rear.

First floor comprises; Master bedroom with ensuite bathroom, second bedroom with ensuite shower room, two further bedrooms and a family bathroom.

The property benefits from off road parking and a double garage. To the rear is an enclosed garden mainly laid to lawn with patio area and shrub borders.

Grantham, a historic market town in Lincolnshire, combines rich heritage with modern living. With its strategic A1 and excellent rail connections, Grantham is perfect for commuters. It offers a mix of countryside charm, essential amenities, vibrant shops, and top schools, making it an attractive option for those seeking accessibility and quality of life.

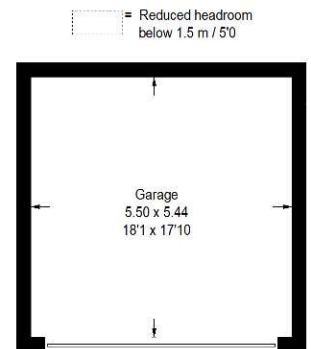
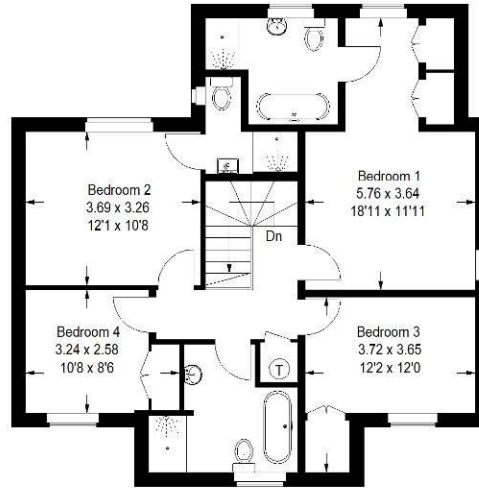
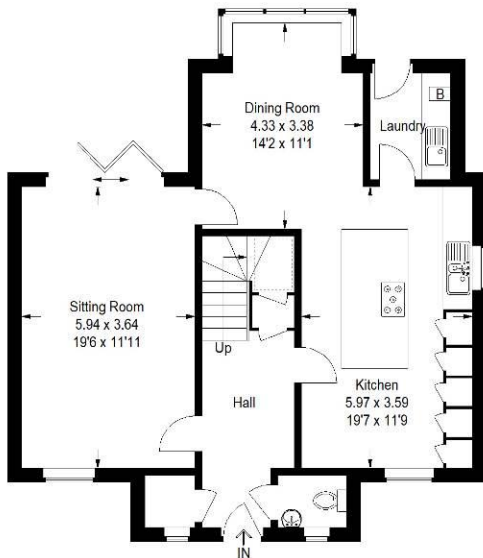




For more information, please contact a member of the team. For enquiries outside of normal office hours: outofhours@moorestateagents.com

4 Pippin Gardens

Approximate Gross Internal Area
 Ground Floor = 77.7 sq m / 836 sq ft
 First Floor = 74.4 sq m / 801 sq ft
 Garage = 30.2 sq m / 325 sq ft
 Total = 182.3 sq m / 1962 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	84	91
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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