



Eastwood Road, BOSTON PE21 0PN

welcome to

Eastwood Road, BOSTON

The property comprises of entrance hall, kitchen/diner, living area, family room, conservatory, utility room, shower room, pantry, four bedrooms one with en-suite and family bathroom. To the exterior is a large rear garden with tandem garage and ample parking to the front of the property.





Ground Floor



First Floor

Entrance Hall

Family Room

14' 3" x 9' 9" (4.34m x 2.97m)

Kitchen/ Diner/ Lounge

26' 5" x 19' 6" (8.05m x 5.94m)

Conservatory

12' 4" x 10' 8" (3.76m x 3.25m)

Utility Room

7' x 6' 1" (2.13m x 1.85m)

Pantry

5' 7" x 3' 10" (1.70m x 1.17m)

Shower Room

Landing

Bedroom One

14' 8" x 15' (4.47m x 4.57m)

En-Suite

Bedroom Two

13' 11" x 12' 11" (4.24m x 3.94m)

Bedroom Three

14' 4" x 9' 9" (4.37m x 2.97m)

Bedroom Four

9' 11" x 9' (3.02m x 2.74m)

Bathroom

Exterior

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

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Eastwood Road, BOSTON

- EXECUTIVE FOUR BEDROOM DETACHED FAMILY HOME
- CLOSE TO ALL RELEVANT AMENITIES
- GRAVEL DRIVEWAY PROVIDING AMPLE OFF ROAD PARKING
- SPACIOUS REAR GARDEN WITH TANDEM GARAGE
- THREE SEPARATE BATHROOMS

Tenure: Freehold EPC Rating: D

fixed price

£385,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/BWB114568



Property Ref:
BWB114568 - 0005

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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