



The Klunk Tree Station Road, Old Leake Boston PE22 9QJ

welcome to

The Klunk Tree Station Road, Old Leake Boston

A well-presented detached multifunctional bungalow, offering six double bedrooms and generous living accommodation, set on a large plot of approximately 0.85 acres(STS). Set back from the road the property benefits from a large front garden with sweeping drive and a peaceful countryside setting.



This substantial detached bungalow provides over 2,300 sq ft of versatile living space, making it ideal for families, with plenty of room to grow, multi-generational living and/or an additional income stream. The interior features a large welcoming double aspect lounge, a well-proportioned breakfast kitchen/diner in both sides, and a useful double workshop. Complemented by six bedrooms and two bathrooms that offer both comfort and flexibility. Set within grounds approaching an acre, the property also presents outstanding outdoor potential, for gardening and landscaping projects, the keen growers who enjoy their allotments or even equestrian pursuits. Surrounded by open countryside in a peaceful rural village, it combines tranquillity with convenience, as local schools, shops, and amenities remain within easy reach. With reliable broadband for home working and transport links, the location supports modern living while retaining the charm of a close-knit community, offering the perfect balance of space, privacy, and practicality.

Main Bungalow

Entrance Hall

Cloakroom/Pantry

Main Kitchen/Diner

17' 4" x 11' 11" (5.28m x 3.63m)

Main Lounge

28' 7" x 11' 11" (8.71m x 3.63m)

Snug/Games Room

16' 10" x 8' 3" (5.13m x 2.51m)

Conservatory

11' x 9' 4" (3.35m x 2.84m)

Main Bathroom

Utility Room

10' 1" x 5' 6" (3.07m x 1.68m)

Office

5' 7" x 6' (1.70m x 1.83m)

Bedroom One

11' 7" x 11' 6" (3.53m x 3.51m)

Bedroom Two

11' 11" x 11' 11" (3.63m x 3.63m)

Bedroom Three

10' 11" x 10' 1" (3.33m x 3.07m)

Boiler Room

Main Rear Garden And Paddock

Annex



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- 3 DOUBLE BEDROOM BUNGALOW
- 2/3 BEDROOM ANNEX
- SET IN 0.85 ACRES (STS)
- RURAL LOCATION
- OFF ROAD PARKING FOR 10+ CARS

Tenure: Freehold EPC Rating: F
Council Tax Band: D

£675,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
BWB116224 - 0006

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