



**Park Road, Boston PE21 7JW**



**welcome to**

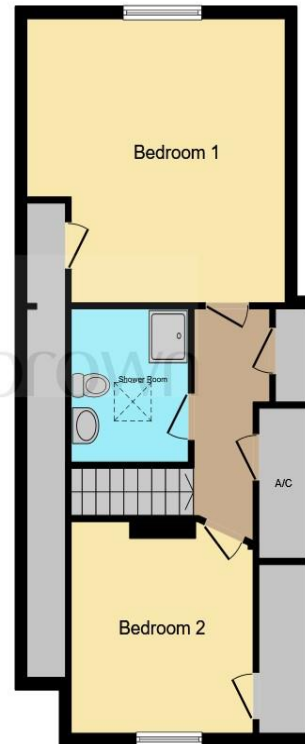
**Park Road, Boston**

GUIDE PRICE £230,000 - £240,000 The property comprises of entrance hall, large lounge with woodburner, study/bedroom three, cloakroom, spacious 20 foot, modern kitchen diner, conservatory and two further bedrooms upstairs with family bathroom.





**Ground Floor**



**First Floor**

## Agent Notes

### Entrance Hall

### Lounge

16' 9" x 11' 10" ( 5.11m x 3.61m )

### Study/ Bedroom Three

11' 5" x 9' 9" ( 3.48m x 2.97m )

### Cloakroom

### Kitchen/Diner

### Conservatory

12' 9" x 9' 5" ( 3.89m x 2.87m )

### Landing

### Bedroom One

15' 4" x 13' ( 4.67m x 3.96m )

### Bedroom Two

9' 11" x 11' 11" ( 3.02m x 3.63m )

### Bathroom

### Front Exterior

### Rear Garden

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

## welcome to Park Road, Boston

- 20 FOOT MODERN KITCHEN/DINER
- FULLY DOUBLE GLAZED CONSERVATORY
- NO ONWARD CHAIN
- AMPLE PARKING TO THE FRONT OF THE PROPERTY
- VIEWS OVERLOOKING GARFITS PARK

Tenure: Freehold EPC Rating: C  
Council Tax Band: C

guide price  
**£230,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
BWB116307 - 0005

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