



Tattershall Close, Grantham NG31 8SU



welcome to

Tattershall Close, Grantham

GUIDE PRICE £400,000 - £410,000 - Fabulous family home on the outskirts of Grantham on a corner plot location. Spacious accommodation and well presented throughout over two floors, which includes three reception rooms, four bedrooms, double garage and gardens. Viewing is Highly Recommended.



Entrance Hall

Entering the property through a part glazed door with glazed side panel into the entrance hall which comprises of tiled flooring, a radiator, and door leading into the garage.

Downstairs Cloakroom

Having a wash hand basin, low level WC, and tiling to both the walls and floor.

Lounge

18' 7" x 10' 4" (5.66m x 3.15m)

Lovely dual aspect room with a bay window to the front aspect and window to the side, black and cream fire surround, and gas fire (which is decorative only and has been disconnected). Radiator, oak flooring and double doors leading into the dining area,

Dining Room

10' 7" x 9' 2" (3.23m x 2.79m)

Lovely dining space which features a radiator, oak flooring, and French doors leading out to the garden.

Study

10' 8" x 7' 7" (3.25m x 2.31m)

With a bay window to the rear aspect, radiator, and tiling to the floor.

Kitchen

10' 2" x 9' 6" (3.10m x 2.90m)

With a window to the rear aspect and having a range of white units to both the floor and eye level with wood effect worktops over, stainless steel sink, drainer, mixer tap and tile splashbacks. Integrated electric oven, gas hob with extractor hood above. Space for a dishwasher, radiator, tiling to the floor and leading into the utility room.

Utility Room

7' 4" x 5' 1" (2.24m x 1.55m)

Comprising of units with wood effect worktops over, heated towel rail. and wall mounted boiler. Space for a washing machine and fridge freezer and benefitting from a door leading out into the rear garden.

First Floor Landing

The first floor landing has hatch access to the loft, carpet, storage cupboard housing the hot water tank and doors leading into the bedrooms and family bathroom.

Bedroom One

14' 5" x 14' 2" (4.39m x 4.32m)

With a window to front aspect, built-in wardrobe, laminate flooring, radiator and door leading into the en-suite.

En-Suite Shower Room

With a window to the front aspect and comprising of a shower unit, wash hand basin, low level WC, heated towel rail and tiling to both the walls and floor.

Bedroom Two

11' 5" x 11' 3" (3.48m x 3.43m)

Lovely double room with a window to the rear aspect, built-in wardrobe, laminate flooring, and a radiator.

Bedroom Three

11' 4" x 10' 8" (3.45m x 3.25m)

Another good sized bedroom with a window to the front aspect, built-in wardrobe, laminate flooring and a radiator.

Bedroom Four

11' 4" x 9' 4" (3.45m x 2.84m)

Good sized fourth bedroom with a window to the rear aspect, built-in wardrobe, laminate flooring and a radiator.

Family Bathroom

9' 5" x 6' 5" (2.87m x 1.96m)

With a window to the rear aspect and comprising of a walk-in shower with waterfall shower head, bath, wash hand basin, low level WC, heated towel rail and tiling to both the walls and floor.

General Description Outside

To the front of the property is a double driveway leading to a double garage, lawn and path leading to the front door.

Lovely corner plot, giving space to the side and leading around to the rear.

The large rear garden features a full width patio area, perfect for outside dining and entertaining, lawn with borders including some well established shrubs and plants. Including a shed for storage. Fully enclosed by both brick wall and fencing.

Double Garage with an up and over door, power and lighting.



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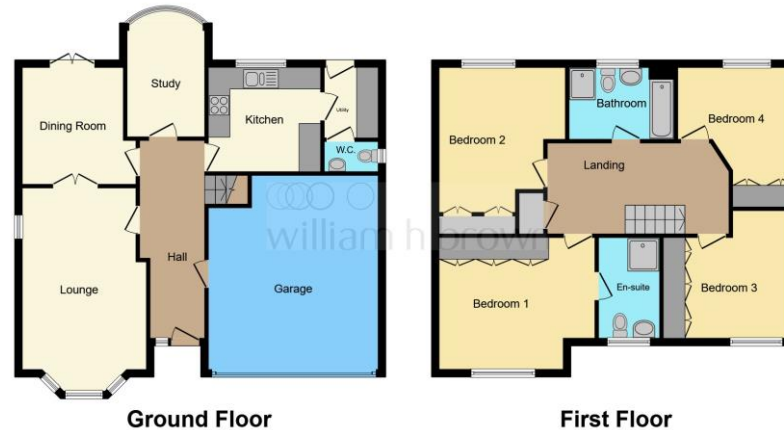
- Detached Family House
- Beautifully Presented Throughout
- Three Reception Rooms
- Four Bedrooms
- Driveway and Double Garage

Tenure: Freehold EPC Rating: C

Council Tax Band: E

guide price

£400,000 - £410,000



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Property Ref:
GST113634 - 0004

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Please note the marker reflects the
postcode not the actual property