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Newbridge Lane, Covenham Saint Mary



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When it comes to
property it must be


lovelle



£399,950



A immaculately presented, deceptively spacious, extended, detached two-bedroom bungalow for sale in a quiet village near Louth, offering semi open-plan living with two reception rooms, a large conservatory, two en-suite double bedrooms, modern kitchen and utility, south-facing garden, driveway and garage.

Key Features

- Immaculately Presented Bungalow
- Deceptively Spacious
- Lounge, Dining Room & Conservatory
- Fitted Kitchen & Appliances
- Utility Room & Cloakroom WC
- Two Spacious Bedrooms
- Two Shower Room En-Suites
- Generous Plot
- Ample Parking & Garage
- No Onward Chain
- EPC rating E
- Tenure: Freehold





This immaculately presented, deceptively spacious, extended, detached bungalow is offered for sale in the sought-after village setting of Covenham St Marys near Louth. Providing two double bedrooms, two reception rooms, a large conservatory and a south-facing garden on a generous plot, it offers well-planned, predominantly open-plan accommodation, together with ample parking and a single garage.

An entrance porch leads into a central hallway that forms the spine of the property, giving access to the main living spaces and bedrooms. The principal reception room is a spacious lounge featuring a square bay window and an electric fire set within a fireplace, creating an attractive focal point. This room is open to the dining room, allowing for a semi open-plan flow between spaces that works well for both day-to-day living and entertaining. The dining room in turn is open to the conservatory, which sits to the rear and enjoys views over the south-facing garden, making it a pleasant area for relaxation or informal dining.

The kitchen is well equipped with a range of wall and base units along with integrated Hotpoint appliances, including ovens set to face level, an integrated microwave, dishwasher, fridge and freezer. A breakfast bar provides a seating area overlooking the rear garden. The kitchen also benefits from a handy larder cupboard as well as the adjoining utility room which offers practical supplementary space, along with plumbing for a washing machine (current washing machine included) with a ground floor cloakroom WC located off the utility for added convenience and a spacious shelved cupboard for additional storage.

There are two extremely well-proportioned bedrooms. The main bedroom is a large, spacious double room with ample built-in wardrobes, overhead storage, dressing table and a built-in enclosed desk space with electrical sockets and broadband point. The master bedroom enjoys its own en-suite shower room. This en-suite is fitted with a walk-in rain shower, concealed cistern WC, vanity wash hand basin and ample storage. The second bedroom is also a double with built-in wardrobes and benefits from its own en-suite, which includes a large walk-in shower, vanity wash hand basin, close coupled WC, heated towel rail and generous storage.

Externally, the bungalow sits on a generous plot with a south-facing rear garden, providing an attractive outlook from the conservatory and good natural light to the rear of the home. The garden is predominantly laid to lawn with a large patio area perfect for al fresco dining, mature shrubs to the perimeters and the added benefit of a timber garden shed to the bottom of the garden and timber seating area. There is ample off-street parking to the front in the form of a driveway and a single, attached garage, offering both secure storage and convenience.

The property is located on a quiet village lane in the wider Louth area, a well-regarded part of Lincolnshire known for its traditional market town centre, local independent shops, cafes and regular markets. Louth itself offers a selection of supermarkets, medical facilities and leisure amenities, while the surrounding countryside provides pleasant walking routes and access to rural landscapes characteristic of the Lincolnshire Wolds.

The bungalow has an EPC rating of E, falls within Council Tax Band D and benefits from uPVC double glazing throughout and oil-fired central heating.

This detached two-bedroom bungalow, available for sale, presents an opportunity to acquire a well-maintained home in a quiet village lane, with practical accommodation, en-suite facilities to both bedrooms, generous outside space and accessible links to the services and amenities of Louth and the surrounding area.

Room Measurements

Living Room: 17'07" x 12'11"
Dining Room: 16'04" x 10'07"
Conservatory: 14'11" x 9'09"
Kitchen: 16'05" x 9'04"
Utility Room: 12'06" x 7'02"
Cloakroom WC:
Master Bedroom: 20'06" x 13'08"
Ensuite Shower Room: 9'02" x 8'11"
Bedroom Two: 12'05" x 11'03"
Ensuite Shower Room: 10'08" x 7'00"

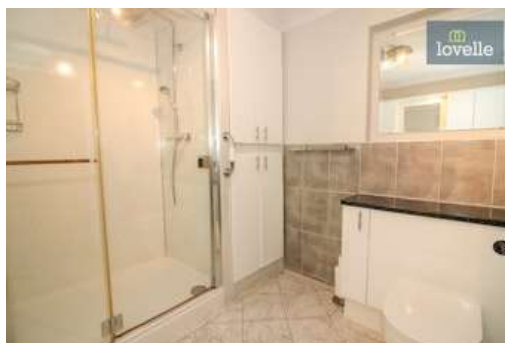
Garage: 19'07" x 9'09"

Disclaimer

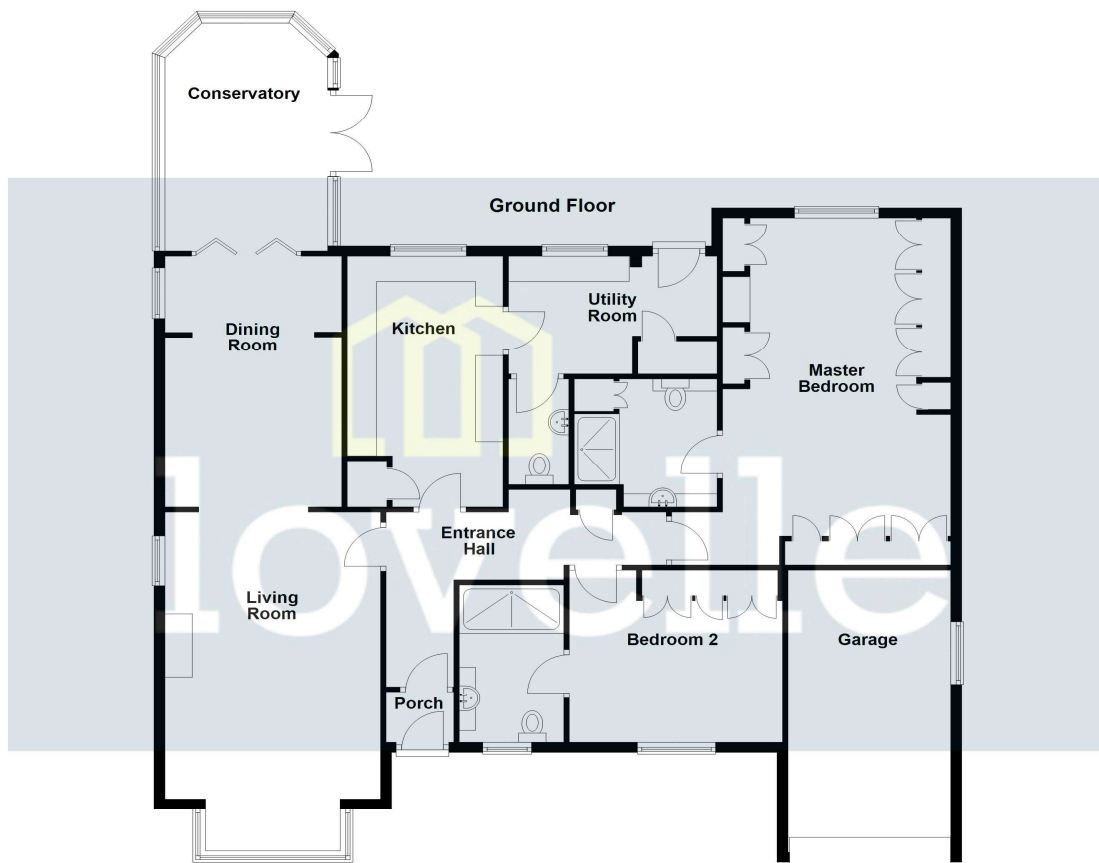
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Mobile and Broadband Checker

It is advised that prospective purchasers visit checker.ofcom.org.uk in order to review available wifi speeds and mobile connectivity at the property.







Please be advised that the floor plan is not drawn to scale and items such as window placements and bathroom/kitchen fixtures are not accurate, the plans are not to be relied upon and are to be used for illustrative purposes only.
Plan produced using PlanUp.

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