



- Charming Townhouse
- 3 Bedrooms & Family Bathroom
- Lounge With Log Burner
- Kitchen & Conservatory

- Renovated Master En-Suite
- Larger Than Average Garage
- Driveway Parking
- No Onward Chain

Davey Close, Sturton By Stow, LN1 2FF,
£249,950





Offered for sale with no onward chain is this characterful end of terrace townhouse situated within the semi-rural village of Sturton-By-Stow. Offering accommodation over 3 floors and approximately 1100 sq ft the property has a flexible layout which includes an abundance of natural light with a modern finish. Upon entering the property to the ground floor is a lounge which features a log burner, access to a kitchen with a rangemaster cooker and the additional benefit of having a conservatory which could be utilised as an additional family or dining room. Rising to the first floor are 2 bedrooms which benefit from the use of a stylish bathroom with a freestanding roll top bath. The second floor is completely private and utilised for the master bedroom and enjoys a renovated walk-in shower room and built-in wardrobes. To the front of the property there is an enclosed area with a white picket fence surround, artificial turf finished with gravel borders, an easy to maintain rear garden and access to a single garage with a great ceiling height and storage space whilst benefiting from off street parking. Further benefits of the property includes uPVC double glazing and gas central heating. The front facade overlooks the communal green space. The village of Sturton-By-Stow is situated a short 20 minute drive from the Cathedral city of Lincoln, access to schooling, Co-op foodstore and a regular bus service to and from Lincoln city centre. For further details contact Starkey&Brown. Council tax band: B. Freehold.



Entrance Hall

Having composite front door with obscure glass to the side aspect, radiator, uPVC double glazed window to front aspect, intruder alarm and access into:

Lounge

14' 0" x 12' 8" (4.26m x 3.86m)

Attractive beams, feature log burner with inset tiled backing and base, radiator, understairs storage cupboard, power points and TV point.

Kitchen

11' 1" x 12' 7" (3.38m x 3.83m)

Having a range of base and eye level units with counter worktops, kitchen units with gold handles with space and plumbing for appliances. Appliances to remain are a 5 ring rangemaster classic deluxe 90 with extractor hood, consumer unit and double doors leading into:

Conservatory

11' 3" x 10' 4" (3.43m x 3.15m)

Being of walled base and uPVC construction, glass roof, uPVC double glazed French doors leading onto the rear garden, radiator, storage cupboard, power points, vinyl flooring and access to water meter.

First Floor Landing

Having uPVC double glazed window to side aspect and a large storage cupboard with shelving and gas central heating pipeworks which creates a warm environment in the storage space (current vendors using as an airing cupboard). Access to 2 bedrooms and family bathroom.

Bedroom 2

10' 11" x 12' 7" (3.32m x 3.83m)

Having 2 uPVC double glazed windows to front aspect and radiator.

Bedroom 3

6' 8" x 11' 1" (2.03m x 3.38m)

Having uPVC double glazed window to rear aspect and radiator.

Bathroom

8' 0" x 5' 4" (2.44m x 1.62m)

Having a 3 piece suite comprising of a roll top freestanding bath, pedestal wash hand basin unit, low level WC, subway tiled surround, shaver point, chrome heated towel rail and extractor unit.

Master Bedroom

12' 7" x 11' 5" min (3.83m x 3.48m)

Having partial sloped ceilings and uPVC double glazed window to front aspect, 2 radiators, loft access, storage wardrobe with clothes rail. Additional built-in wardrobe with double doors entry, lighting and clothes rail. Access into:

Recently Fitted En-Suite

8' 3" x 5' 11" (2.51m x 1.80m)

Having a large walk-in shower with rainfall showerhead, fully tiled surround with tiled walls and flooring, access into eaves for storage, secondary cupboard housing the Worcester gas combination boiler, Velux skylight, vanity hand wash basin unit, low level WC and extractor.

Outside Rear

Being enclosed with fenced perimeters, a patio seating area and side access to parking and single garage.

Outside Front

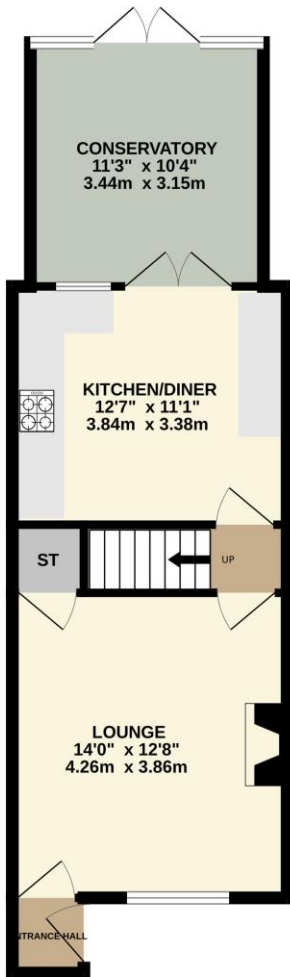
Being enclosed with a white picket fence surround, artificial turf finished with gravelled borders and pathway leading to front door entry. Gravelled driveway leading to:

Single Garage

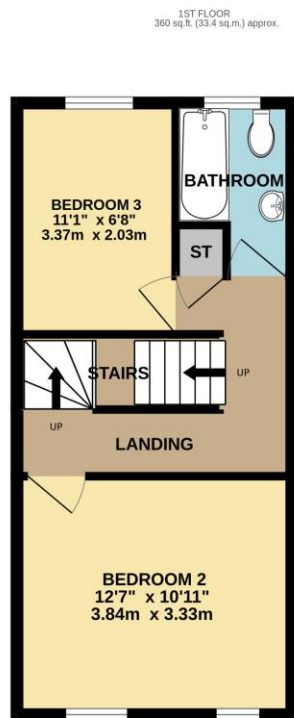
16' 4" x 9' 2" (4.97m x 2.79m)

Having double door entry, power and lighting.

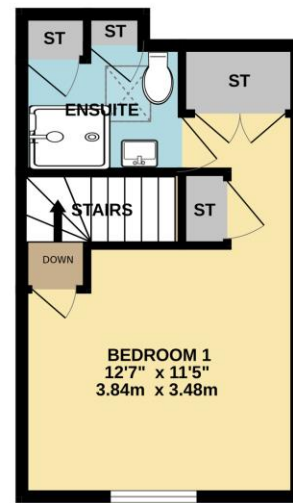




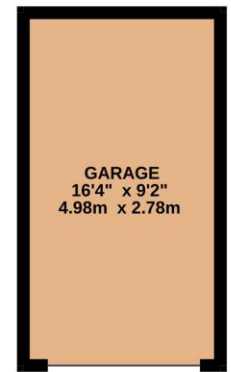
GROUND FLOOR
487 sq.ft. (45.2 sq.m.) approx.



1ST FLOOR
360 sq.ft. (33.4 sq.m.) approx.



2ND FLOOR
274 sq.ft. (25.4 sq.m.) approx.



GARAGE
149 sq.ft. (13.9 sq.m.) approx.

TOTAL FLOOR AREA : 1270 sq.ft. (118.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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