



- 3 Bedroom Detached Bungalow
- 18' Lounge
- Bathroom & Separate WC
- Larger Than Average Garage

- Cul-De-Sac Position
- Corner Plot
- Field Views
- Gated Driveway

St. Lukes Close, Cherry Willingham, LN3 4LY,  
£260,000





Situated in the popular village of Cherry Willingham is this end of cul-de-sac corner plot positioned detached bungalow. Accommodation briefly comprises 18'0 lounge, kitchen, 3 double bedrooms, bathroom, separate WC and a larger than average garage. Front garden having a gated driveway with parking for 3/4 vehicles, a lawned area and a block paved area overlooking fields. To the rear of the property there is concrete areas with raised beds, a lawn area and field views. This property is surrounded by field views and sits on a generous plot. The village of Cherry Willingham is well regarded due to its close proximity to Lincoln city centre being a short 10 minute drive away, with village amenities such as a doctors surgery, Co-op foodstore, a range of independent retail units, a regular bus service to and from Lincoln city centre and schooling at primary and secondary levels. For further details contact Starkey&Brown. Council tax band: C. Freehold.



## Kitchen

Having uPVC double glazed window to side aspect, a range of base and eye level units with counter worktops, electric ceramic hob, integral oven, tiled walls, sink and drainer unit and radiator.

## Lounge

18' 2" x 11' 8" (5.53m x 3.55m)

Having uPVC double glazed window to front and side aspects and a gas fireplace.

## Bedroom 1

13' 5" x 10' 8" (4.09m x 3.25m)

Having uPVC double glazed window to front aspect and radiator.

## Bedroom 2

12' 0" x 9' 0" (3.65m x 2.74m)

Having uPVC double glazed window to rear aspect and radiator.

## Bedroom 3

11' 9" x 11' 6" (3.58m x 3.50m)

Having uPVC double glazed window to rear aspect and radiator.

## Bathroom

8' 3" x 6' 4" (2.51m x 1.93m)

Having uPVC double glazed frosted window to side aspect, shower cubicle, panelled bath, wash hand basin, tiled walls and radiator.

## WC

7' 8" x 4' 1" (2.34m x 1.24m)

Having uPVC double glazed frosted window to rear aspect and low level WC.

## Garage

18' 6" x 10' 8" (5.63m x 3.25m)

Having up and over door, a newly fitted uPVC double glazed window to side aspect, power and lighting.

## Outside Front

Having a gated driveway with parking for 3/4 vehicles, a lawned area and a block paved area overlooking fields.

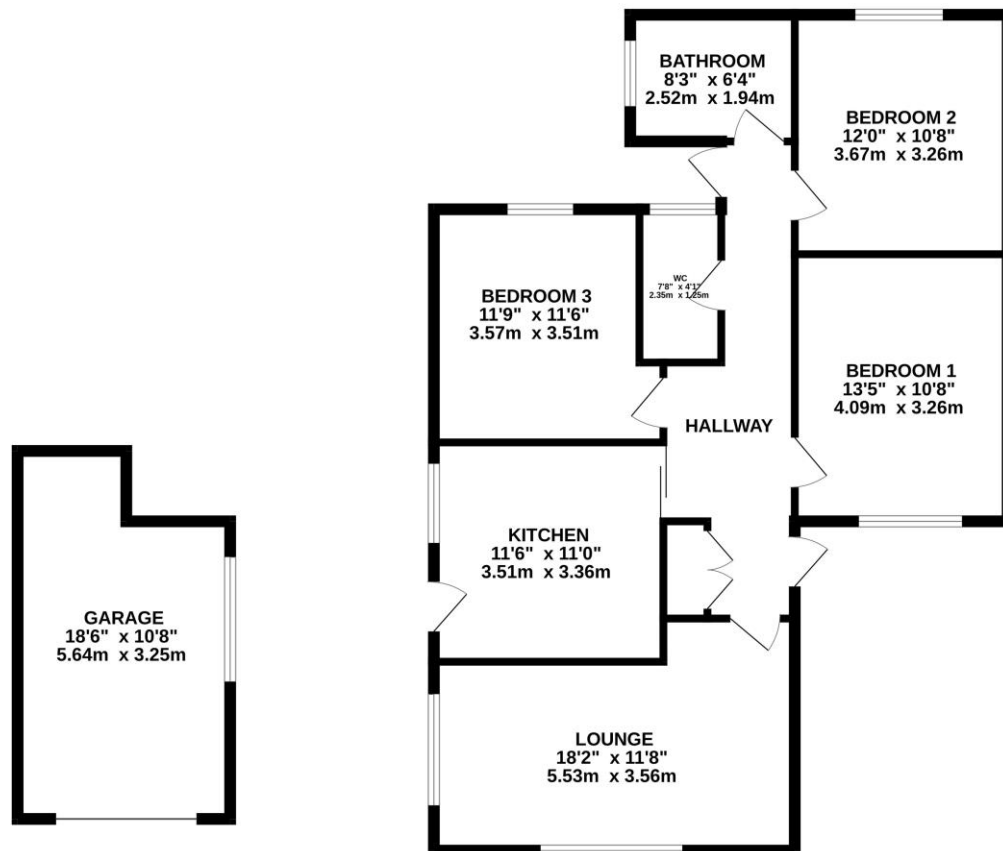
## Outside Rear

Having concrete areas with raised beds, a lawn area and field views.





**GROUND FLOOR**  
1101 sq.ft. (102.3 sq.m.) approx.



TOTAL FLOOR AREA : 1101 sq.ft. (102.3 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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