



- Four Bedrooms
- 23ft Kitchen
- 18ft Lounge Diner
- Multiple Reception Rooms

- Dorma Style
- Large Plot
- Garage
- Large Driveway

Pottergate Road, Navenby, LN5 0BH,
£425,000





Starkey&Brown are pleased to offer for sale this extended detached bungalow positioned on a large plot within the popular village location of Navenby. The property boasts extremely spacious, well presented and flexible living accommodation throughout which briefly comprises of an entrance hallway, living room, lounge diner, kitchen/breakfast room, two ground floor bedrooms and main family bathroom. Heading upstairs, there is two further bedrooms and plenty of storage. This property is positioned on a large plot and has extensive lawned areas with decorative shrubs and borders with stunning field views to the front aspect. To the rear there is an enclosed garden with koi pond, a shed and multiple seating areas. Internal viewing is essential to avoid disappointment, call Starkey&Brown today to arrange a viewing. Freehold. Council tax band: B.



Living Room

uPVC double glazed windows to the front and side aspects, feature fireplace, radiator, carpeted and neutrally presented.

Lounge/Diner

18' 3" x 18' 0" (5.56m x 5.48m)

uPVC double glazed windows to the side aspect, uPVC double glazed window to the rear aspect, radiator, carpeted and neutrally presented.

Kitchen/Breakfast Room

23' 8" x 8' 3" (7.21m x 2.51m)

uPVC double glazed windows to the rear aspect, uPVC double glazed window to the side aspect, tiled flooring, a range of high and low cabinets, built in hob with extractor, sink, radiator and neutrally presented.

Bathroom

10' 5" x 6' 9" (3.17m x 2.06m)

uPVC double glazed window to the side aspect, tiled flooring, tiled walls, neutrally presented, radiator, toilet, sink, bath and separate shower unit.

Bedroom 1

12' 4" x 11' 7" (3.76m x 3.53m)

uPVC double glazed window to the front aspect, radiator, fitted storage, carpeted and neutrally presented.

Bedroom 2

12' 4" x 10' 5" (3.76m x 3.17m)

uPVC double glazed window to the side aspect, radiator, carpet and neutrally presented.

Bedroom 3

19' 0" x 18' 5" (5.79m x 5.61m)

uPVC double glazed windows to the side aspects, radiator, basin, carpet and neutrally presented.

Bedroom 4

16' 2" x 13' 4" (4.92m x 4.06m)

uPVC double glazed window to the front aspect, radiator, carpet, neutrally presented throughout.

Hallway

Velux window and access into eaves storage. The eaves are almost 3ft wide on either side and run the length of the bungalow.

Gardens

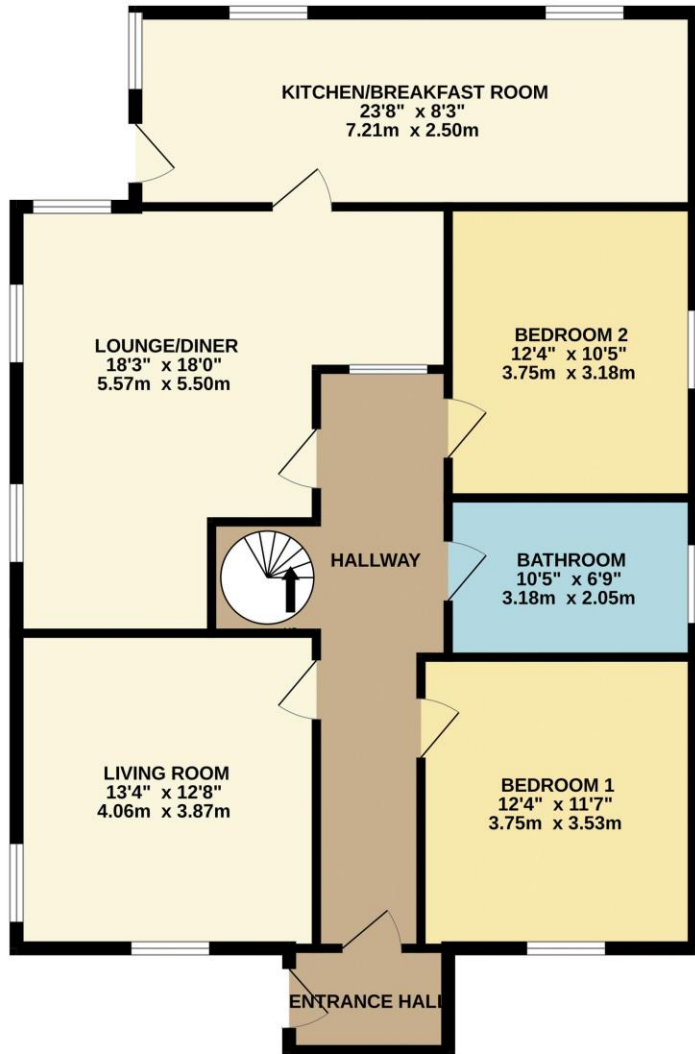
Wrap round garden which is mostly laid to lawn round the whole plot, there is a variation flowers, borders, shrubs and trees, feature pond with koi and water feature, multiple seating areas, a shed and large driveway which could easily host multiple vehicles as well as the garage.

Garage

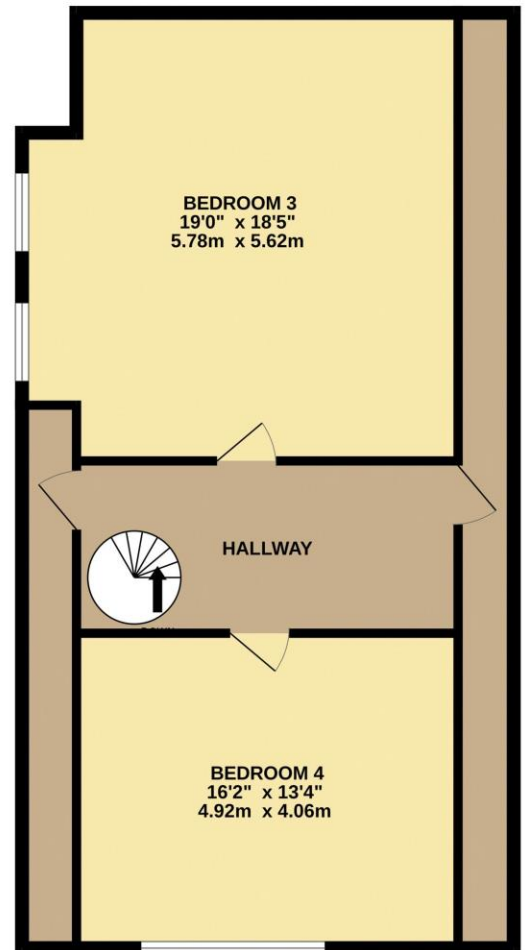
Pull up door, full power and uPVC double glazed window to the rear aspect.



GROUND FLOOR
1124 sq.ft. (104.4 sq.m.) approx.



1ST FLOOR
812 sq.ft. (75.4 sq.m.) approx.



TOTAL FLOOR AREA: 1936 sq.ft. (179.9 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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Important Information:

All measurements are approximate. We have not tested any appliances or services within this property and cannot verify them to be in working order or within the vendors/s ownership. We have not verified the tenure of the property, type of construction or the condition thereof. Intending purchasers should make appropriate enquiries through their own solicitors and surveyor etc, prior to exchange of contract.

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