



Keal Lodge, Back Lane

Deeping St. James, Peterborough, PE6 8RT

Offers Over £450,000

Richardson

Keal Lodge, Back Lane

Deeping St. James, Peterborough, PE6
8RT

This property is being sold with an Agricultural Occupancy Restriction. The adjoining businesses will be unaffected.

An opportunity to acquire a family bungalow in a rural, yet highly accessible location sitting in a plot of approximately 0.55 acres (0.22 hectares). Just 1.5 miles from Market Deeping High Street with all the facilities that this offers, Keal Lodge is a rare find. Offering spacious accommodation with gated access to a wide driveway allowing for plenty of parking and a double car port, single garage and an outside office. The property has double glazing and has recently been installed with all in one air heaters and coolers. The accommodation briefly comprises reception hall, dining room, living room, conservatory, lounge, cloakroom, utility, kitchen, four double bedrooms with one en-suite and a family bathroom.

Reception Hall

Dining Room

13'1" x 12'5" (4.0m x 3.8m)

Living Room

17'8" x 16'0" (5.4m x 4.9m)

Conservatory

14'5" x 12'5" (4.4m x 3.8m)

Lounge

13'1" x 11'9" (4.0m x 3.6m)

Cloakroom

Utility

12'1" x 8'2" (3.7m x 2.5m)

Rear Hall

Kitchen

17'4" x 12'5" (5.3m x 3.8m)





Bedroom
12'1" x 10'9" (3.7m x 3.3m)

Bedroom
17'4" x 12'1" (5.3 x 3.7m)

Bedroom
13'9" x 15'8" (4.2m x 4.8m)

En-suite
8'10" x 9'6" (2.7m x 2.9m)

Family Bathroom
6'6" x 12'1" (2.0m x 3.7m)

Bedroom/Office
12'1" x 10'9" (3.7m x 3.3m)



External Details

The property sits on a plot of approximately 0.55 acres (0.22 hectares) and is approached by a private driveway off the public highway. There is ample parking for cars including a double car port and a single garage. An outside office is present having been converted from a garage. Gardens are on all sides of the property ranging from landscaped gardens to lawns. A recent addition of a garden house has also been installed which has mains electric and water connected.

Council Tax

South Kesteven District Council - Tax Band D

Agricultural Occupancy Restriction

Attention to any potential buyer is drawn to the condition placed on the property when first granted Planning Permission in 1988 which states; "The occupation of the dwelling shall be limited to a person solely or mainly employed, or last employed, in the locality in agriculture as defined in Section 290 of the Town and Country Planning Act 1971, or in forestry, or a dependant of such a person residing with him or her, or a widow or widower of such a person." Further details are available from Richardson on 01780 761651.

Viewing

Strictly by appointment with Richardson
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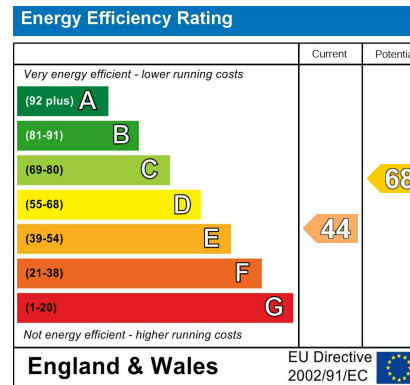
Floor Plan



Area Map



Energy Efficiency Graph



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MONEY LAUNDERING REGULATIONS intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that no delay in agreeing a sale.

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