

Grange Lane, Willingham By Stow Gainsborough DN21 5LB

welcome to

Grange Lane, Willingham By Stow Gainsborough

This spacious detached family home boasts a desirable village location, four double bedrooms with en suite to the master, multiple reception rooms, ample off road parking, a detached garage and local access to a range of amenities.













Entrance Porch

Access via double glazed front door and door leading to entrance hall.

Entrance Hall

Stairs rising to first floor.

Lounge

14' 7" x 18' 1" (4.45m x 5.51m)

Doors to conservatory, multi-fuel burner and radiator to wall.

Dining Room

12' x 12' (3.66m x 3.66m)

Double glazed window to front, multi-fuel burner and radiator to wall.

Kitchen

18' x 9' 11" (5.49m x 3.02m)

Double glazed window to front and side, kitchen comprising a range of floor and wall based cupboards, double electric oven, gas hob with extractor fan, integral dish washer, integral fridge/freezer, understairs cupboard and radiator to wall.

Conservatory

14' 7" x 10' 1" (4.45m x 3.07m)

Fully double glazed conservatory, patio doors to side.

Utility Room

6' 11" x 5' 2" (2.11m x 1.57m)

Double glazed window to rear, range of floor and wall based cupboards, plumbing for washing machine and tumble dryer.

Ground Floor Shower Room

Double glazed window to rear, shower cubicle, wc, wash hand basin, extractor fan and radiator to wall.

Landing

Stairs rising from entrance hall, doors to all first floor rooms as well as providing loft access.

Bedroom One

12' 1" x 13' 7" (3.68m x 4.14m)

Double glazed window to front, wardrobes, radiator to wall, door opening out to balcony and door into en-suite.

Balcony

Balcony overlooking the garden and village.

En-Suite

WC, wash hand basin, shower cubicle, extractor fan and radiator to wall.

Bedroom Two

14' 6" x 11' 2" (4.42m x 3.40m)

Double glazed window to side and radiator to wall.

Bedroom Three

12' 1" x 9' 9" (3.68m x 2.97m)

Double glazed window to front and radiator to wall.

Bedroom Four

15' 1" x 10' (4.60m x 3.05m)

Ground floor bedroom comprising double glazed window to front, radiator to wall and small kitchenette.

Family Bathroom

Double glazed window to side, shower cubicle, wash hand basin, panelled bath, extractor fan and radiator to wall.

Front Garden

Block paved driveway for several cars, access to the garage. The front garden mainly comprises of artificial grass.

Rear Garden

Lawned area with patio for outdoor dining.

Garage

22' 2" x 11' 1" (6.76m x 3.38m)

Electric door, power, lighting and personnel door.





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Grange Lane, Willingham By Stow Gainsborough

- SPACIOUS DETACHED FAMILY HOME
- FOUR DOUBLE BEDROOMS
- EN SUITE, FAMILY BATHROOM & SHOWER ROOM
- AMPLE DRIVEWAY PARKING & DETACHED GARAGE
- **GENEROUS GARDENS**

Tenure: Freehold EPC Rating: D

Council Tax Band: C

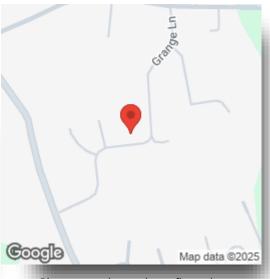
offers in excess of

£325,000









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