



The Tenters, Holbeach Spalding PE12 7AT

welcome to

The Tenters, Holbeach Spalding

IDEAL INVESTMENT PROPERTY. This End Terrace house is situated within walking distance of town. With Two Bedrooms and a Kitchen/Diner ideal for family meals. BEING SOLD WITH NO CHAIN. Call The Team Today To Book Your Viewing.



Lounge

12' 7" x 10' 4" (3.84m x 3.15m)
having window to rear.

Kitchen/Diner

12' 1" x 10' 3" (3.68m x 3.12m)
having range of units at wall and base level,
worktops with inset sink. Space for washing machine,
and oven with extractor over. Window to front.

Bedroom 1

10' 8" x 12' 8" (3.25m x 3.86m)
having window to rear.

Bedroom 2

11' 11" x 5' 3" (3.63m x 1.60m)
having built-in storage cupboard housing the boiler.
Window to front.

Bathroom

having bath with shower over, low level WC and
wash hand basin. Window to front.

Outside

the rear garden is enclosed with lawn and patio area.
Shed.



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- IDEAL INVESTMENT PROPERTY
- CLOSE TO TOWN
- TWO BEDROOMS
- ENCLOSED GARDEN
- NO CHAIN

Tenure: Freehold EPC Rating: C

£130,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
LST106775 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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