



**Daniels Gate, Long Sutton Spalding PE12 9LG**



**welcome to**

**Daniels Gate, Long Sutton Spalding**

Two double bedroom detached bungalow of non-standard construction, IDEAL SEMI-RURAL LOCATION WITH OPEN FIELDS NEARBY. Good sized lounge & kitchen. Family shower room WITH THREE PIECE SUITE. Ample off road parking, DETACHED SINGLE GARAGE & enclosed rear garden with TIMBER CRAFT ROOM. NO CHAIN



## Auctioneer's Comments

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## Entrance Hall

having built-in double cupboard with hot water tank.

## Lounge

13' 2" x 16' ( 4.01m x 4.88m )

## Kitchen

11' 7" x 10' 10" ( 3.53m x 3.30m )

having range of units at wall and base level, worktops with single bowl stainless steel sink. integrated electric oven, grill, 4 ring induction hob. Space for fridge freezer, washing machine and tumble drier. Free standing oil boiler.

## Bedroom 1

12' 10" x 10' 7" ( 3.91m x 3.23m )  
having built-in cupboards.

## Bedroom 2

11' 11" x 10' 7" ( 3.63m x 3.23m )

## Bathroom

6' 9" x 7' 6" ( 2.06m x 2.29m )

having shower cubicle with electric shower, low level WC and pedestal wash hand basin. Wall mounted electric shower and tiled floor.

## Timber Craft Room

11' 4" x 10' 7" ( 3.45m x 3.23m )

having power and light.

## Garage

15' 9" x 8' 8" ( 4.80m x 2.64m )

having up and over door, power and light.

## Outside

the property is set back behind a driveway offering off road parking for 2 cars, with low maintenance gravel garden. The enclosed rear garden is enclosed by fencing and hedging with lawn and central patio area.

## Agents Note

the property is steel frame and brick construction. Any potential purchasers should make their own financial enquiries before making any offers.



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## Daniels Gate, Long Sutton Spalding

- Sale by Modern Auction (T&Cs apply)
- Subject to an undisclosed Reserve Price
- Buyers fees apply
- DETACHED TWO DOUBLE BEDROOM NON-STANDARD CONSTRUCTION BUNGALOW WITH NO CHAIN
- LOUNGE & KITCHENFAMILY BATHROOM WITH THREE PIECE SUITE

Tenure: Freehold EPC Rating: F

guide price

**£150,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
LST106924 - 0004

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