



**Kent Close, Sutton Bridge Spalding PE12 9QY**

**welcome to**

## **Kent Close, Sutton Bridge Spalding**

NO CHAIN! Well presented two bedroom semi-detached bungalow, IDEAL FOR THOSE LOOKING TO DOWNSIZE. Lounge, kitchen & conservatory. Family shower room. Off road parking, a single garage & a fully enclosed garden. Situated on a popular estate with a regular bus service.



### **Lounge**

10' 4" x 16' 1" ( 3.15m x 4.90m )

having french doors to the conservatory. Fireplace with back boiler.

### **Conservatory**

9' 1" x 6' 5" ( 2.77m x 1.96m )

being of brick and UPVC construction.

### **Kitchen**

8' 7" x 11' 1" ( 2.62m x 3.38m )

having range of units at wall and base level, worktops with inset stainless steel sink and gas hob. Built-in eye level oven, space for fridge/freezer and washing machine.

### **Bedroom 1**

10' 4" x 13' 3" ( 3.15m x 4.04m )

### **Bedroom 2**

7' 11" x 8' 9" ( 2.41m x 2.67m )

### **Shower Room**

having shower cubicle, low level WC and sink set in vanity unit. Fully tiled walls and heated towel rail.

### **Garage**

8' 7" x 19' 2" ( 2.62m x 5.84m )

having up and over door.

### **Outside**

the property sits back behind a concrete driveway offering off road parking. The side gate gives access to the enclosed rear garden which is laid to lawn with a patio area.



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## Kent Close, Sutton Bridge Spalding

- SEMI DETACHED TWO BEDROOM BUNGALOW
- LOUNGE, KITCHEN & CONSERVATORY
- OFF ROAD PARKING & GARAGE
- POPULAR LOACTION
- NO CHAIN

Tenure: Freehold EPC Rating: D

Council Tax Band: B

**£180,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
LST107309 - 0004

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