



**Lime Grove, Retford DN22 7YH**

**welcome to**

**Lime Grove, Retford**

**\*\*NO ONWARD CHAIN\*\*** This is a SUBSTANTIAL three DOUBLE BEDROOM detached bungalow positioned on a highly regarded cul de sac to the fringes of Retford town. Positioned on a GENEROUS mature plot with parking for several vehicles to the front and a garage and SUPERBLY presented gardens to the rear.



### **Entrance Hall**

Double glazed door, central heating radiator and a large walk in storage closet.

### **Cloakroom**

Fitted with a wash hand basin, w.c. and a double glazed window.

### **Breakfasting Kitchen**

17' 6" x 8' 10" ( 5.33m x 2.69m )

Fitted with a comprehensive range of solid oak wall and base units with worksurfaces and a sink and drainer. Integrated induction hob with an extractor above and an integrated electric double oven. Plumbing for a washing machine and a dishwasher and space for a fridge freezer. Double glazed window and door to the rear, central heating radiator and tiled flooring.

### **Lounge**

13' 11" into recess x 14' 11" ( 4.24m into recess x 4.55m )

Stone block chimney breast with an electric fire, front and side facing double glazed windows and spotlights to the ceiling.

### **Dining Room**

8' 11" x 11' 11" ( 2.72m x 3.63m )

Double glazed side facing window, coving and spotlights to the ceiling.

### **Bedroom One**

10' 9" x 14' 8" ( 3.28m x 4.47m )

Two fitted wardrobes and a large storage cupboard, rear facing double glazed window and a central heating radiator.

### **Bedroom Two**

10' 10" inc wardrobes x 10' 10" ( 3.30m inc wardrobes x 3.30m )

Fitted wardrobes, wash hand basin set into a vanity unit, front facing double glazed window and a central heating radiator.

### **Bedroom Three**

10' 4" x 8' 7" ( 3.15m x 2.62m )

A further double with a wash hand basin, central heating radiator and a side facing window.

### **Shower Room**

Fitted with a shower cubicle, wash hand basin and a w.c. Spotlights to the ceiling, extractor fan, central heating radiator and a large storage cupboard.

### **Side Entrance Hall**

Double glazed door and window, door to the store room and a central heating radiator.

### **Store Room**

12' 8" x 7' 8" ( 3.86m x 2.34m )

A substantial storage room with a double glazed window, central heating radiator, an internal door from the hallway and a door to the garage.

### **Parking**

A substantial paved driveway edged by mature borders provides parking for several vehicles and leads to the garage.

### **Garage**

Up and over door and a rear facing double glazed window.

### **Rear Gardens**

To the rear of the property is a beautifully presented south facing lawned garden with mature borders showcasing an abundance of trees, shrubs and flowers. There is also a south facing paved patio area which the vendor advised is "a sun trap" in the summer months, a garden shed, two water barrels and two cold water taps. The substantial gardens have access to both sides and are gated.



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welcome to

## Lime Grove, Retford

- No onward chain
- Generously appointed three double bedroom detached bungalow
- Positioned on a substantial plot of attractive mature gardens, parking and a garage
- Large shower room with walk in shower
- Positioned on a quiet cul de sac to the fringes of the town

Tenure: Freehold EPC Rating: D

# £350,000



Please note the marker reflects the postcode not the actual property

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