



**Rose Cottage Croft Lane, Croft Skegness PE24 4PF**

**welcome to**

## **Rose Cottage Croft Lane, Croft Skegness**

Fully Renovated, 5 Bed Detached property with an additional 2 bed annex This property offers space and versatility and MUST BE VIEWED to appreciate the size and all it has to offer. Situated in the Village of Croft.

Call us now to arrange a viewing ...

### **Entrance**

Has a radiator, electric fuse box, storage cupboards, stairs to 1st floor and doors leading into:

### **Living/dining Area**

24' 7" x 18' 2" ( 7.49m x 5.54m )

Consisting of a window to the side and front elevation, a multi fuel burner with a brick surround, a radiator and under stairs storage. Door leads into:

### **Kitchen**

10' 9" x 18' 3" ( 3.28m x 5.56m )

Comprising of wall, base and drawer units with worktop space over, an integrated oven, extractor, multi-use induction hob. A freestanding America fridge freezer, sink with boiling water tap, integrated dishwasher, washing machine, tiled splashbacks, a window to the front and two to the

### **Second Living Area**

24' 2" max x 10' ( 7.37m max x 3.05m )

Door from the main living/dining area leads into the 2nd living space. Comprising of two windows to the side, radiator, stairs to separate living, a storage cupboard and access to the gym/orangery.

### **Snug**

13' 2" x 11' 4" ( 4.01m x 3.45m )

Access via the second living area, consisting of a door to the side, sliding sash window to the side, a multi fuel burner, an electric fuse box and dimmable spotlights.

### **Gym/orangery**

13' 7" x 12' 10" ( 4.14m x 3.91m )

Consisting of windows to the side, bi-fold doors to the rear and a door leading into the annex.

### **Landing**

Stairs from the second living area up to the landing, have doors leading too:

### **Bedroom 1**

11' 7" x 13' 3" ( 3.53m x 4.04m )

Has a radiator and a sliding sash window.

### **Bedroom 2**

10' 3" x 10' ( 3.12m x 3.05m )

Consists of a window to the rear, window to the side and a radiator.

### **Bathroom 1**

Comprises of a bath with shower over, sink, WC, tiled walls, heated towel rail and spot lights.

### **Landing**

Stairs from the entrance hallway lead up to the landing, have doors leading too:

### **Bedroom 3**

12' 7" x 11' 1" ( 3.84m x 3.38m )

Has a window to the side, radiator, with a door into a toilet and door into dressing room.

### **WC**

Consists of WC, sink, radiator and tiled walls.

### **Dressing Room**

4' 1" x 9' 2" ( 1.24m x 2.79m )

Has a window to the front and has an additional door leading into the landing.

### **Bedroom 4**

8' 8" x 10' 4" ( 2.64m x 3.15m )

Consists of a window to the front, a radiator and spotlights.

### **Bedroom 5**





10' 11" x 17' 3" ( 3.33m x 5.26m )  
Has two sliding sash windows to the side and a radiator.

### **Bathroom 2**

Comprises of a bath with shower over, sink, WC, heated towel rail, tiled walls, spotlights and an opaque window.

### **Annex**

Door from the gym/orangery leads into:

### **Kitchen**

9' x 8' 7" ( 2.74m x 2.62m )  
Consists of base units, integrated oven, 4 ring gas hob, extractor, an internet connected boiler, window to the rear and a window into gym/orangery.

### **Bathroom**

Comprises of a Japanese style bath with shower over, sink, WC, heated towel rail, tiled walls and floor and an opaque window.

### **Living Area**

11' 5" x 11' 2" ( 3.48m x 3.40m )  
Has a multi fuel fire, radiator, sliding sash window to the side, door to the rear and stairs leading up to:

### **Bedroom 1**

11' 6" x 7' 9" ( 3.51m x 2.36m )  
Has a window and a radiator.

### **Bedroom/ Storage Room**

Has a radiator and two skylight windows.

### **External**

To the side of the property it offers a driveway for multiple cars which leads onto the rear garden which is mainly lawned, to the other side of the property it consists of a decking area and a brick store.



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## Rose Cottage Croft Lane, Croft Skegness

- Detached 5 Bed House + 2 Bed Annex
- Full of Charm & Character
- Versatile living accomodation
- Great Sized Rear Garden
- Ample Driveway

Tenure: Freehold EPC Rating: D

**£600,000**

### directions to this property:

See Multi-Map Illustration



Ground Floor



First Floor

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

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Property Ref:  
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