



**Ferndale Spilsby Road, Wainfleet Skegness PE24 4LP**

**welcome to**

## **Ferndale Spilsby Road, Wainfleet Skegness**

Detached Bungalow located in sought after area. In Brief, the property comprises of Lounge, Conservatory, Dining Room, Kitchen, Utility Room, 3 Bedrooms with the master having an en-suite and family Bathroom. For more information, please contact the branch ...

### **Entrance Hall**

Following from the entrance door there are two storage cupboards, a radiator, loft hatch access and door leading into:

### **Lounge**

18' 6" x 11' 7" ( 5.64m x 3.53m )

Has a window, two radiators and an open fire.

### **Conservatory**

Has windows to three elevations and a door to the rear.

### **Dining Room**

16' 11" x 8' 8" ( 5.16m x 2.64m )

Has two windows and radiator.

### **Kitchen**

16' 2" x 11' 8" ( 4.93m x 3.56m )

Comprises of wall, base and drawer units with worktop space over, sink, integrated oven, hob and extractor, boiler, radiator, ample space of a table if required and a window to the rear.

### **Utility Room**

9' 11" x 8' 8" ( 3.02m x 2.64m )

Has base units, a sink, radiator, fuse board, window and a door into the conservatory.

### **Bedroom One**

11' 3" x 10' 9" ( 3.43m x 3.28m )

Has a window and radiator.

### **En-Suite**

Consists of a bath with shower over, WC, sink and an opaque window.

### **Bedroom Two**

10' 8" x 10' 8" ( 3.25m x 3.25m )

Has a window and radiator.

### **Bedroom Three**

10' 3" x 8' 4" ( 3.12m x 2.54m )

Has a window and radiator.

### **Bathroom**

Consists of a bath with shower over, sink, WC, radiator and an opaque window.

### **External**

To the front of the property it has a good sized driveway as well as lawned area. To the rear it is mainly lawned with patio area and beautiful field views.

### **Garage**

17' 3" x 16' 8" ( 5.26m x 5.08m )

Double garage with up and over door.





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## Ferndale Spilsby Road, Wainfleet Skegness

- \*\*\*NO CHAIN\*\*\*
- DETACHED BUNGALOW
- 3 BEDROOMS
- DRIVEWAY & GARAGE
- GARDEN

Tenure: Freehold EPC Rating: D

**£250,000**

### directions to this property:

See Multi-Map Illustration



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

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Property Ref:  
SKG108743 - 0010

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