



**Meadows Edge Rumbold Lane, Wainfleet Skegness PE24 4DS**

**welcome to**

## **Meadows Edge Rumbold Lane, Wainfleet Skegness**

DESPECTIVELY SPACIOUS. A well presented, spacious detached 2 bedroom bungalow, located in the charming Market Town of Wainfleet. This attractive home boasts generous gardens, a large kitchen diner, lounge, conservatory, master bedroom with en-suite, garage & driveway.



## **Entrance Hall**

Following from the entrance, there's a radiator, built in cupboard and doors leading into:

## **Lounge**

22' x 14' ( 6.71m x 4.27m )

Consists of a sliding glass door to the front elevation, windows to both side elevations, 2 electric radiators and an open fire.

## **Kitchen**

14' 5" x 13' 10" ( 4.39m x 4.22m )

Comprises of wall, base and drawer units with worktop space over, sink, integrated dishwasher, space for washing machine, space for fridge freezer, window to the front elevation and a door leading to the conservatory.

## **Conservatory**

9' 10" x 12' 6" ( 3.00m x 3.81m )

Has windows to three elevations, an electric radiator, and French doors to the rear garden.

## **Bedroom One**

13' 10" x 12' 5" ( 4.22m x 3.78m )

Has a window, electric radiator, and door into:

## **En-Suite**

Consists of a WC, shower, tiled walls, sink and an opaque window.

## **Bedroom Two**

12' 6" x 12' 5" ( 3.81m x 3.78m )

Has a window to the rear and an electric radiator.

## **Bathroom**

Consists of a WC, sink, freestanding bath, electric radiator and two opaque windows.

## **Garage**

23' 4" x 8' 10" ( 7.11m x 2.69m )

Compromises of an up and over door, additional door to the rear garden, two windows, loft hatch access, lighting, power, and a cold-water tap.

## **External**

To the front of the property, there's an ample sized front garden with open field views, good sized block paved driveway with gated access, leading to the garage. To the rear of the property, it is mainly laid to lawn with a gravelled area, summer house with a seating area, greenhouse, and a patio area.



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## Meadows Edge Rumbold Lane, Wainfleet Skegness

- Detached bungalow in a desirable location
- 2 double bedrooms, one with en-suite shower room
- Spacious kitchen diner with ample storage
- Bright conservatory overlooking the garden
- Generous front & rear gardens with private driveway and garage

Tenure: Freehold EPC Rating: E

Council Tax Band: C

# £260,000



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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

 william h brown



01754 768311



Skegness@williamhbrown.co.uk



20 Roman Bank, SKEGNESS, Lincolnshire, PE25 2RU



[williamhbrown.co.uk](http://williamhbrown.co.uk)