



**Six House Bank, West Pinchbeck Spalding PE11 3QG**

**welcome to**

## **Six House Bank, West Pinchbeck Spalding**

Established three bedroom detached bungalow situated within the sought after location of West Pinchbeck on the outskirts of Spalding, with close proximity to the town centre and local amenities, schools and transport links this property also benefits from a well-presented interior.



**Entrance Hall**

Double glazed entrance door to the front aspect leads into the property.

Carpeted flooring, radiator and loft access

**Lounge**

13' 3" x 15' 3" ( 4.04m x 4.65m )

Carpeted flooring and radiator

Double glazed french doors to the rear aspect.

**Kitchen**

12' 7" x 11' 10" ( 3.84m x 3.61m )

Fitted kitchen comprising of wall and base units with worksurfaces over, sink/drainer, integrated electric oven with electric hob and extractor fan over, tiled flooring

Double glazed window to the front aspect.

**Bedroom One**

11' 7" x 10' 10" ( 3.53m x 3.30m )

Carpeted flooring, radiator

Double glazed window to the rear aspect,

**Wet Room / En-Suite**

Comprising of a shower, wash hand basin and W/C.

Fully tiled, radiator.

Double glazed window to the rear aspect.

**Bedroom Two**

9' 4" x 12' 6" ( 2.84m x 3.81m )

Carpeted flooring, radiator

Double glazed window to the front aspect.

**Bedroom Three**

8' 7" x 12' 6" ( 2.62m x 3.81m )

Carpeted flooring, radiator

Double glazed window to the front aspect.

**Bathroom**

Three piece suite comprising of a bath with shower over, wash hand basin and WC. Partly tiled, radiator.

Double glazed window to the side aspect.

**Exterior**

Driveway providing off-road parking

Rear Garden:

Enclosed laid to lawn garden.

**Agents Notes**

Please note that this property benefits from oil central heating.

**Entrance Hall**

Double glazed entrance door to the front aspect leads into the property.

Carpeted flooring, radiator and loft access



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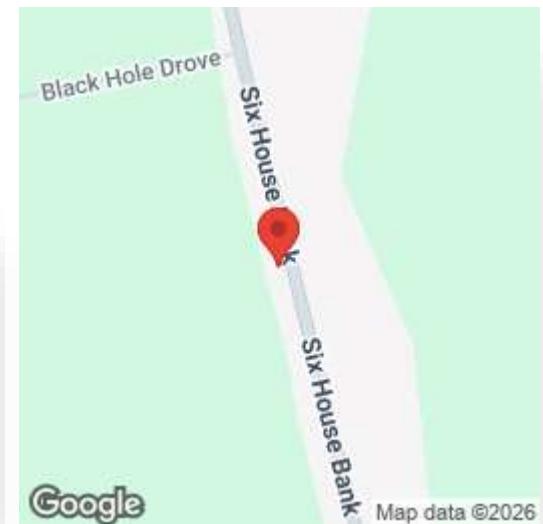
## Six House Bank, West Pinchbeck Spalding

- THREE BEDROOM DETACHED BUNGALOW
- WELL-PRESENTED THROUGHOUT
- POPULAR VILLAGE LOCATION
- ENCLOSED REAR GARDEN
- LARGE DRIVEWAY

Tenure: Freehold EPC Rating: D

Council Tax Band: C

**£170,000**



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Property Ref:  
SDG111009 - 0049

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Please note the marker reflects the postcode not the actual property

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