

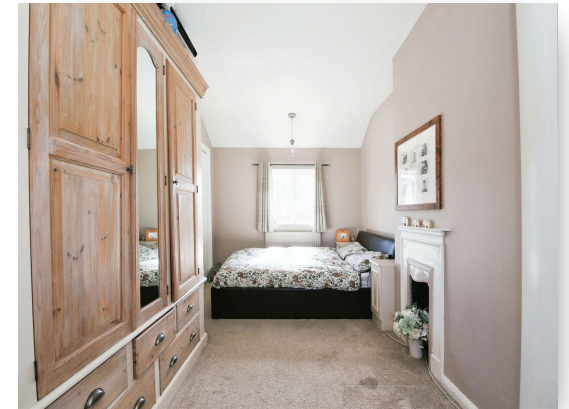


**Johnson Avenue, Spalding PE11 2QE**

**welcome to**

**Johnson Avenue, Spalding**

**\*DON'T MISS OUT - VIEWING HIGHLY ADVISED!\* THREE BEDROOM SEMI-DETACHED HOUSE SITUATED WITHIN THE MARKET TOWN OF SPALDING. VIEWING ESSENTIAL.**



### **Lounge**

11' 3" x 15' 9" ( 3.43m x 4.80m )

Carpeted flooring, radiator, ample shelving and a TV point.

Double glazed windows to the front and rear aspect.

### **Kitchen**

8' 10" x 10' 9" ( 2.69m x 3.28m )

Recently replastered fitted kitchen comprising of wall and base units with worksurfaces over, tiled splashback, sink/drain, gas oven with electric hob over, integral fridge/freezer, vinyl flooring, pantry cupboard and vinyl flooring.

Double glazed window to the front aspect.

### **Utility Room**

6' 7" x 7' 11" ( 2.01m x 2.41m )

Recently replastered utility room comprising of fitted units with worksurfaces over, vinyl flooring, plumbing for washing machine and dishwasher, two storage cupboards, central heating boiler.

Door to the rear aspect.

### **Landing**

Re-plastered landing with carpeted flooring

### **Bedroom One**

16' x 8' 10" ( 4.88m x 2.69m )

Re-plastered master bedroom comprising of a feature fireplace, carpeted flooring, an airing cupboard and a utility cupboard with full power.

Double glazed windows to the front and rear aspect.

### **Bedroom Two**

11' 10" x 8' 3" ( 3.61m x 2.51m )

Carpeted flooring, access to loft, radiator and TV point.

Double glazed window to the front aspect.

### **Bedroom Three**

5' 9" x 7' 4" ( 1.75m x 2.24m )

Re-plastered bedroom comprising of carpeted flooring and radiator

Double glazed window to the rear aspect.

### **Bathroom**

Four piece suite comprising of a bath with newly fitted shower over, wash hand basin and WC. Partly tiled, vinyl flooring.

Double glazed window to the rear aspect.

### **Exterior**

Laid to lawn front garden

Rear Garden:

Enclosed laid to lawn garden comprising of a patio seating area, outside tap and concrete area

### **Outbuilding / Garage**

Full power and lighting, ideal for those wishing to work from home.

Double glazed windows to the side and rear aspect.  
Double doors to the front aspect



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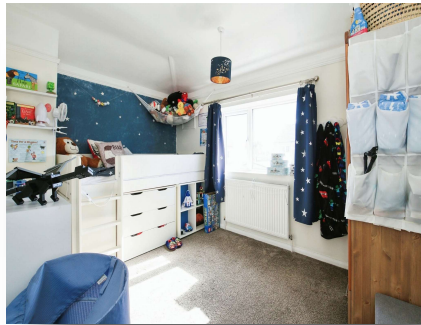
**welcome to**

## **Johnson Avenue, Spalding**

- THREE BEDROOM SEMI-DETACHED HOUSE
- WELL-PRESENTED THROUGHOUT
- CLOSE TO LOCAL AMENITIES
- ENCLOSED REAR GARDEN
- DRIVEWAY AND GARAGE

Tenure: Freehold EPC Rating: E

# £180,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
SDG110726 - 0018

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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.



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