



The Cottage School Lane, Bicker Boston PE20 3DW

welcome to

The Cottage School Lane, Bicker Boston

Viewing Essential! Uniquely built detached character property nestled within the idyllic village of Bicker. Boasting original character features throughout, some of which dating back 300 years.



Sitting Room

12' 7" x 10' 11" (3.84m x 3.33m)

Bespoke solid wooden door with leaded glass insert leads into the property

Feature fireplace with tiled surround and slate mantelpiece, carpeted flooring, three wall light fittings and feature wooden beams and wooden paneling as well as a built in oak desk and shelving.

Double glazed windows to the front and rear aspects.

Lounge

13' 5" x 15' (4.09m x 4.57m)

Feature exposed original brick wall with built in log burner with slate hearth, original vertical wooden beams, original wooden trap door in the ceiling, carpeted flooring and TV point.

Double glazed windows to the front and rear aspect

Study

5' 3" x 7' 11" (1.60m x 2.41m)

Carpeted flooring, built in shelving and a radiator.

Double glazed window to the rear aspect.

Kitchen

10' 11" x 9' 7" (3.33m x 2.92m)

Fitted kitchen comprising of wall and base units with worksurfaces over, tiled splashback, ceramic sink/drain, integrated Neff double oven with hob and extractor hood, plumbing for dishwasher and washing machine, karndean flooring.

Double glazed window to the side aspect.

Dining Room

12' 6" x 19' 1" (3.81m x 5.82m)

Feature log burner set within original exposed brick recess, tiled flooring, built in storage cupboard.

Two double glazed windows to the side aspect

Exposed stable door with with leaded stained glass inset.

Orangery

Double glazed entrance door to the side aspect.

Tiled flooring and radiator

Double glazed windows to the side and rear aspect. Double glazed patio doors leading into the rear garden.

Cloakroom

Fully tiled, extractor fan, wash hand basin with built in vanity unit and WC.

Double glazed window to the side aspect.

Bedroom Three

13' 2" x 10' 7" (4.01m x 3.23m)

Built in wooden wardrobes with overhead storage spanning the entirety of the wall, carpeted flooring, radiator

Two double glazed windows to the side aspect.

Bathroom

Four piece suite comprising of a bath, large double shower cubicle, wash hand basin with built in vanity and WC. Partly tiled, wooden flooring, spotlights, motion sensor illuminated mirror.

Double glazed window to the side aspect.

Bedroom One

9' 2" x 10' 9" (2.79m x 3.28m)

Carpeted flooring, radiator, feature horizontal beams and an original trap door to the lounge.

Double glazed window to the side aspect.

Double glazed velux window

Bedroom Two

13' x 12' 10" (3.96m x 3.91m)

Wooden flooring, built in wardrobes with shelving;

built in storage cupboards and radiator

Double glazed window with built in window seat overlooking the courtyard.

Double glazed window to the rear aspect.

Double glazed velux window to the rear aspect.

Annexe:

Sitting Room

11' 9" x 11' 10" (3.58m x 3.61m)

Feature open brick fireplace, terracotta tiled floor, exposed wooden beams and TV point.

Double glazed bay window to the rear aspect overlooking the rear garden.

Double glazed window to the side aspect.

Wrought iron staircase leading into: Bedroom Four

Exposed stable door with leaded stained glass inset

Kitchen

5' 2" x 11' 11" (1.57m x 3.63m)

Base units with worksurfaces over, sink/drain, tiled flooring, room for cooker.

Bedroom Four

11' 11" x 11' 10" (3.63m x 3.61m)

Wooden flooring, radiator

Double glazed window to the side aspect

Double velux window to the rear aspect

En-Suite

Three piece suite comprising of a shower cubicle, wash hand basin and WC. Partly tiled, wooden flooring, heated towel rail, spacious cupboard with ample shelving.

Exterior

Large driveway providing ample off road parking, sensor-operated security lights on the front garden and the drive

Side Garden/Courtyard:

Low maintenance attractive large courtyard area



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The Cottage School Lane, Bicker Boston

- FOUR BEDROOM CHARACTER PROPERTY
- ORIGINAL CHARACTER FEATURES
- SPACIOUS, WELL-PRESENTED INTERIOR
- ENCLOSED REAR GARDEN
- OFF-ROAD PARKING

Tenure: Freehold EPC Rating: D

£370,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
SDG111355 - 0012

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