



46 DOUBLE STREET SPALDING, PE11 2AB

£115,000
FREEHOLD

Welcome to Double Street, Spalding - a charming town centre location offering a fantastic investment opportunity! This terraced house boasts not only 2 reception rooms but also 3 spacious bedrooms and 3 modern bathrooms, making it an ideal choice for those looking to invest in a three-bedroom House in Multiple Occupation (HMO).

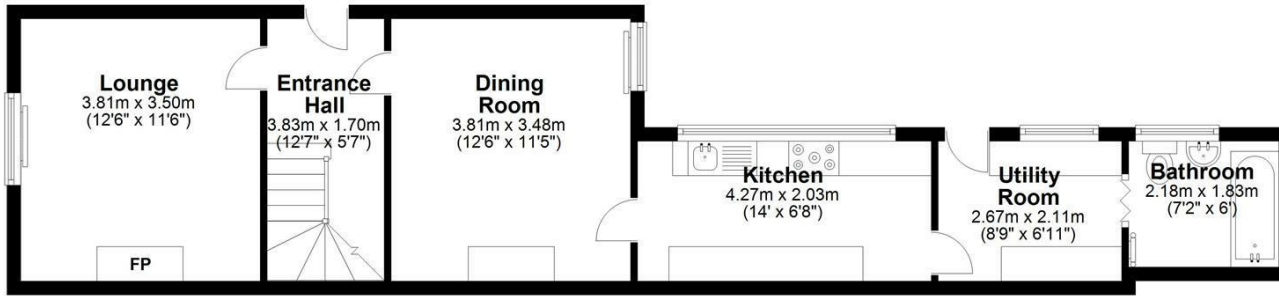
Situated in the heart of the town, this property is perfect for those seeking a bustling yet convenient lifestyle. With its generous living spaces and multiple bathrooms, this house provides both comfort and practicality for its future residents.

Whether you are looking to expand your property portfolio or searching for a new home with great rental potential, this property on Double Street is sure to impress. Don't miss out on this wonderful opportunity to own a versatile and well-located property in Spalding.



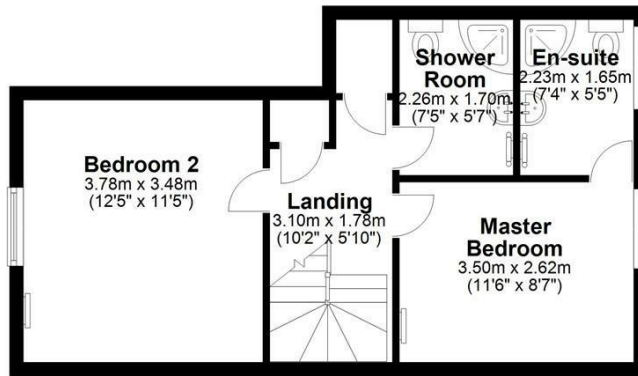
Ground Floor

Approx. 52.8 sq. metres (568.1 sq. feet)



First Floor

Approx. 39.0 sq. metres (420.2 sq. feet)



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		76
(55-68)	D	51	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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