



**17 Dryden Court Clinton Park, Tattershall, Lincoln, LN4 4PR**  
**£129,950**

## ENTRANCE HALL

Stairs to first floor, doors to living and kitchen areas

## LOUNGE 13'9" x 10'5" (4.2 x 3.2 )

Double glazed window to front aspect, carpet flooring

## KITCHEN DINING ROOM 17'0" x 9'6" (5.2 x 2.9)

Double glazed doors to rear gardens, double glazed window to rear gardens, fitted with a matching range of floor and wall units with work surfaces over, integrated and free standing appliances, dining area

## FIRST FLOOR LANDING

Loft access, carpet flooring

## BEDROOM ONE 13'1" x 8'10" (4.0 x 2.7)

Double glazed window, carpet flooring

## BEDROOM TWO 10'5" x 8'10" (3.2 x 2.7)

Double glazed window, carpet flooring

## BEDROOM THREE 5'2" x 4'11" (1.6 x 1.5 )

Double glazed window, carpet flooring

## BATHROOM

Matching white bathroom suite, tiled surrounds, frosted double glazed window

## SEPARATE WC

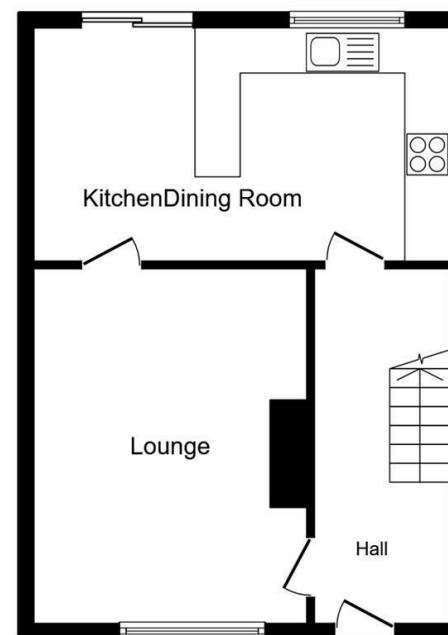
Low level wc, Frosted double glazed window

## REAR GARDENS

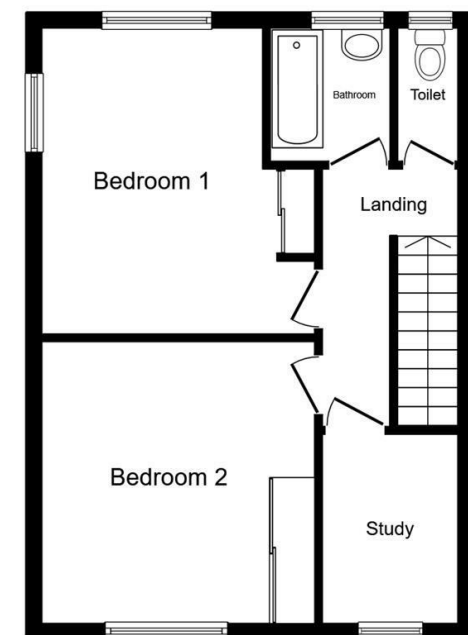
Laid mainly to lawn, gated side access, storage shed

## PARKING

Allocated parking adjacent to the property



Ground Floor



First Floor