



CHOICE PROPERTIES

Estate Agents

Cornerways Bucknalls Meadow,
Sutton-On-Sea, LN12 2QU

Reduced To £255,000



Choice Properties are delighted to bring to market this spacious three bedroom detached bungalow. Situated in the sought after location of Sutton on Sea, close to the beach and ideally placed for all local amenities. With no upper chain, early viewing is highly recommended.

This well laid out and spacious internal accommodation has the benefit of gas central heating.

Hallway

14'6" x 6'7"

Radiator. Access to loft.

Kitchen/Diner

20'10" x 9'11"

Range of fitted wall and base units with work surfaces over. Stainless steel sink unit with drainer and mixer tap. Integral oven with four ring gas hob and extractor hood above. Plumbing for washing machine. Part tiled walls. Two radiators.

Rear Porch

3'5" x 3'3"

Lounge

17'1" x 11'6"

Sliding patio doors providing access to garden. Gas fire set into featured surround. T.V aerial point. Two radiators.

Bedroom 1

12'8" x 9'11"

Sliding patio doors providing access to garden. Radiator.

Bedroom 2

9'7" x 11'6"

Radiator.

Bedroom 3

9'11" x 7'9"

Fitted wardrobes. Radiator.

Bathroom

7'8" x 9'11"

Fitted with a three piece suite consisting of panelled bath, wash hand basin with single taps and W.C. Airing cupboard housing the 'Worcester' gas combination boiler which supplies the hot water and central heating.

Driveway

Providing ample off road parking.

Garage

Up and over door. Power. Inspection pit.

Gardens

The property is fronted by a sizeable lawned garden. There is gated access to the side of the property. The rear and side gardens are mostly block pathed for ease of maintenance.

Tenure

Freehold

Council Tax Band

Local Authority - East Lindsey District Council,
The Hub,
Mareham Road,
Horncastle,
Lincolnshire,
LN9 6PH
Tel. No. 01507 601 111
Website: www.e-lindsey.gov.uk

Council Tax Band - According to the Valuation Office Agency Website the property is currently in Council Tax Band C

Viewing Arrangements

Viewing by appointment through Choice Properties Sutton on 01507 443777.

Making an Offer

If you are interested in making an offer on this property please have a chat with us and we will be happy to start the negotiations for you. Under money laundering regulation we will ask you to provide us with formal photographic ID by way of either a passport or driving licence. If you are travelling from afar we would advise bringing this documentation with you just in case this home is perfect for you. We would also like to make you aware that we will require details of your estate agents, proof of funds should you be a cash buyer and solicitors details, as this helps us to start the transaction quickly for you.

Website

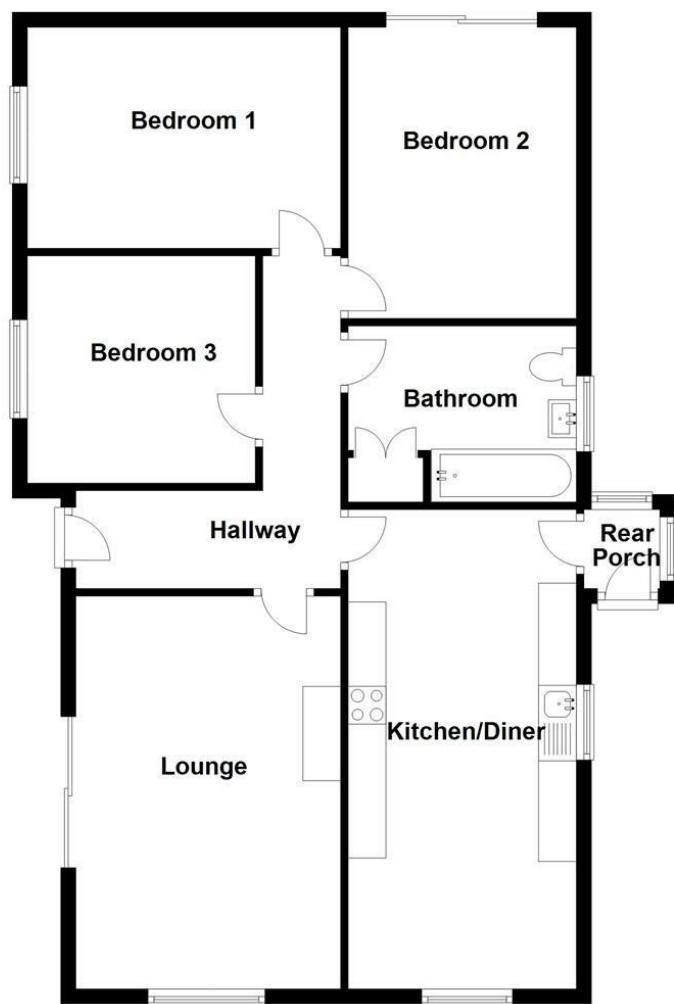
All details also available on our website www.choiceproperties.co.uk

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Ground Floor



Directions

From our office, head left, taking your first left on to Cromer Avenue, at the end of the road turn left again on to Marine Avenue and follow the road along and take your first left onto Bucknalls Meadows. Cornerways can be found a short distance to your right.

