



37 Seas End Road, Spalding, PE11 4DQ

Offers In Excess Of £455,000

Exquisite four bedroom detached bungalow offering a rare opportunity to own a stunning riverside retreat. Views over the River Glen and beyond of Spalding Golf Course, this property offers generous outdoor space and the scenic surroundings. Inside, the bungalow boasts spacious living areas comprising of, entrance hallway, open plan living, dining and sun room, kitchen, bedroom one with en-suite, three further bedrooms and shower room. Don't miss the opportunity to own this stunning property.

Entrance Hallway 4'6" x 11'11" (1.38 x 3.65)



Entrance door to side aspect. Carpeted. Radiator. Dado rail. Loft access.

Living Room 17'3" x 12'7" (5.28 x 3.84)



Opening through to the sun room and dining room. Carpeted. Television point. Dado rail. Radiator. Log burner inset. Wall lighting.

Dining Room 8'2" x 11'10" (2.51 x 3.63)



Upvc windows and double doors opening to rear garden. Wooden flooring. Radiator.

Sun Room 8'7" x 12'7" (2.63 x 3.85)



Upvc window to side and rear aspect with double doors opening to rear garden. Tiled flooring.

Kitchen 10'9" x 11'4" (3.28 x 3.47)



Upvc window to rear aspect. Base and wall units with work surface over. Integrated oven and hob with extractor hood over. Space for undercounter appliances including washing machine and tumble dryer. Sink with drainer and mixer tap over. Part tiled splashback walls.

Bedroom One 11'5" x 16'6" (3.48 x 5.03)



Upvc patio doors opening out to rear garden. Carpeted. Radiator.

En-Suite 6'5" x 5'9" (1.98 x 1.76)



Shower cubicle with sliding shower door and shower over. Wash hand basin and toilet set into vanity unit with cupboard space beneath. Tiled flooring. Fitted shelving. Wall mounted mirror.

Bedroom Four 8'9" x 12'6" (2.69 x 3.83)



Upvc window to side aspect. Built in wardrobes. Carpeted. Radiator.

Shower Room 5'3" x 8'3" (1.62 x 2.52)



Upvc window to side aspect. Tiled flooring. Tiled walls. Oversized shower cubicle with glass shower screen and shower over. Wash hand basin and toilet set into vanity with cupboard space. Heated towel rail. Extractor fan. Spotlighting.

Bedroom Two 11'10" x 12'6" (3.63 x 3.83)



Upvc window to front aspect. Built in wardrobes. Carpeted. Radiator.

Bedroom Three 8'6" x 11'11" (2.61 x 3.65)



Upvc window to front aspect. Carpeted. Radiator.

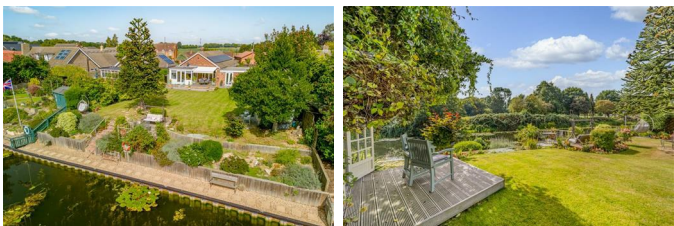
Front Garden



A large gravelled driveway designed to provide off-road parking for numerous vehicles and offer access to the garage. The edges of the driveway provide mature shrubbery and trees.



Rear Garden



This large garden with its raised decking area and mooring overlooking the River Glen offers outdoor living, and water access, making it a truly exceptional and desirable feature of a property. The raised decking area leads off from the rear of the property, providing ample seating and entertaining while enjoying views of the extensive garden. From the raised decking area is a large proportion of lawn which provides featured stepping

stones down to the rear of the garden. Steps leading down to the property's own mooring, offering panoramic views over the River Glen, are designed to enhance accessibility while maximizing the enjoyment of the waterfront setting.

River Glen



The River Glen in Surfleet, Lincolnshire, is a charming and serene waterway that enhances the natural beauty of the local landscape. It provides recreational opportunities, supports wildlife, and offers a picturesque setting for residents and visitors to enjoy the tranquil waters and lush countryside that define this region of Lincolnshire.

Spalding Golf Course



Discover Spalding Golf Club, one of Lincolnshires finest courses. This parkland, 18 hole Championship venue provides a great test of golf. With it's 12 bay floodlit driving range, short game practice area and newly launched Academy Course, Spalding Golf Club is the perfect venue for your next visit.

Property Postcode

For location purposes the postcode of this property is: PE11 4DQ

Additional Information

TENURE: Freehold with vacant possession on completion.

EPC RATING: D

COUNCIL TAX BAND: C

PLEASE NOTE:

All photos are property of Ark Property Centre and can not be used without their explicit permission.

Viewing Arrangements

Viewing is by appointment with Ark Property Centre only. We suggest you call our office for full information about this property before arranging a viewing.

Offer Procedure

Please note: before an offer is agreed on a property you will be asked to provide I.D and proof of finance, in compliance Money Laundering Regulations 2017 (MLR 2017). The business will perform a Money Laundering Check as part of its Money Laundering Policy.

If a cash offer is made, which is not subject to the sale of a property, proof of funds will be requested or confirmation of available funds from your solicitor.

Ark Property Centre

If you are thinking about selling your property or are not happy with your current agent - we can offer a FREE valuation service with no obligation.

We can also offer full Financial and Solicitor services. Please note we do get a referral fee for any recommended client service used.

Disclaimer

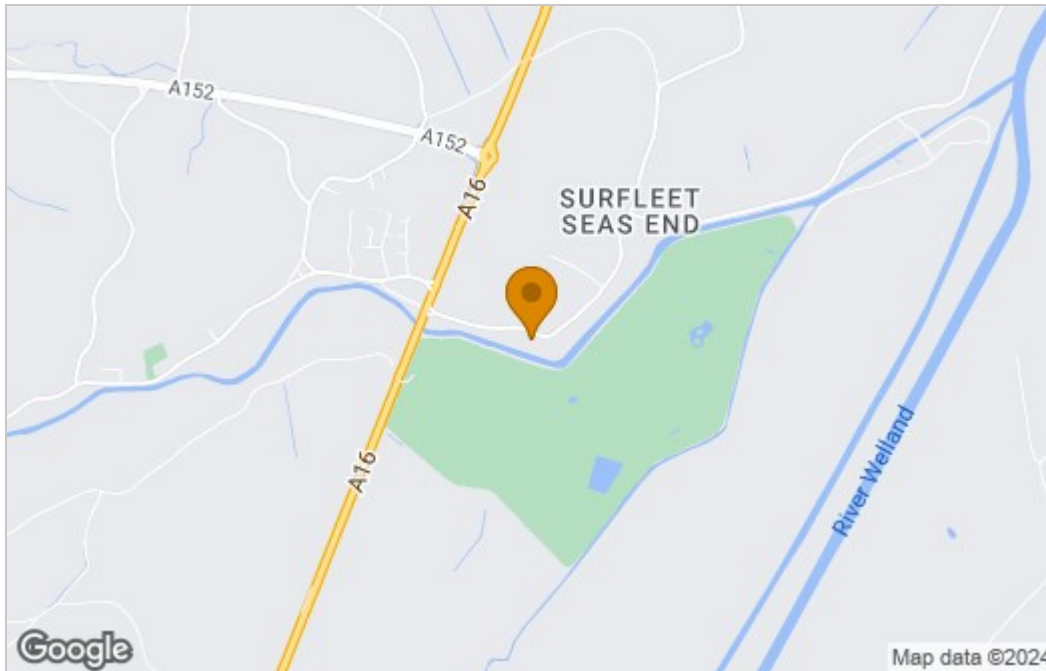
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Floor Plan

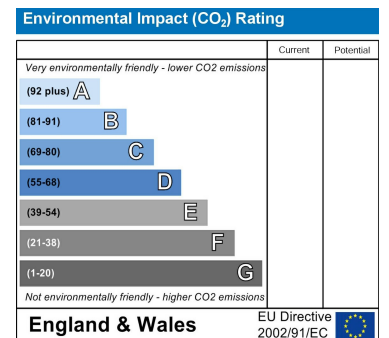
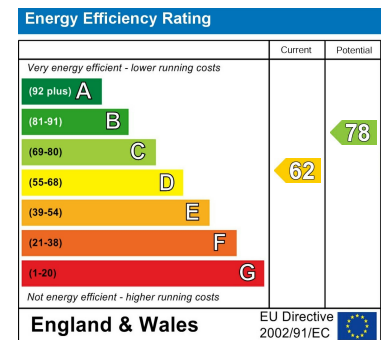


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Area Map



Energy Efficiency Graph



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