



Hereward Place Stamford, PE9 2JA

This lovely four bed detached house sits in the heart of Hereward Place, one of Stamford's most sought after and exclusive developments. Extremely well presented throughout this family home is just a stone's throw from all of Stamford's local amenities as well as the Railway Station, the Town Centre and Burghley Park.

£2,750 PCM

Hereward Place

Stamford, PE9 2JA



- 4 Bedroom Detached Home
- Exclusive Development
- Walking Distance to Train Station, Town Centre & Burghley Park
- Quality Fixtures & Fittings Throughout
- Spacious Kitchen/Dining Room & Separate Utility
- Living Room with bi-fold Doors to Garden
- Master Bedroom with En-Suite Shower
- Three further Bedrooms & Family Bathroom
- Single Garage, Driveway Parking & Landscaped Garden
- Please refer to attached Key Facts for Buyers for Material Information Disclosures

Entrance Hall

8'3" x 8'5" (2.51 x 2.57)

Kitchen/Diner

18'4" x 10'5" (5.59 x 3.18 (5.58 x 3.17))

Living Room

18'4" x 10'2" (5.59 x 3.10)

Utility room

5'8" x 7'5" (1.73 x 2.26)

Cloakroom

Store

First Floor Landing

15'2" x 6'11" (4.62 x 2.11)

Bedroom 1

11'1" x 10'3" (3.38 x 3.12)

Ensuite

Bedroom 2

9'1" x 11'1" (2.77 x 3.38)

Bedroom 3

9'1" x 11'1" (2.77 x 3.38)

Bedroom 4

7'1" x 8'6" (2.16 x 2.59)

Family Bathroom

Fully Enclosed Rear Garden

Single Garage + Off Street Parking

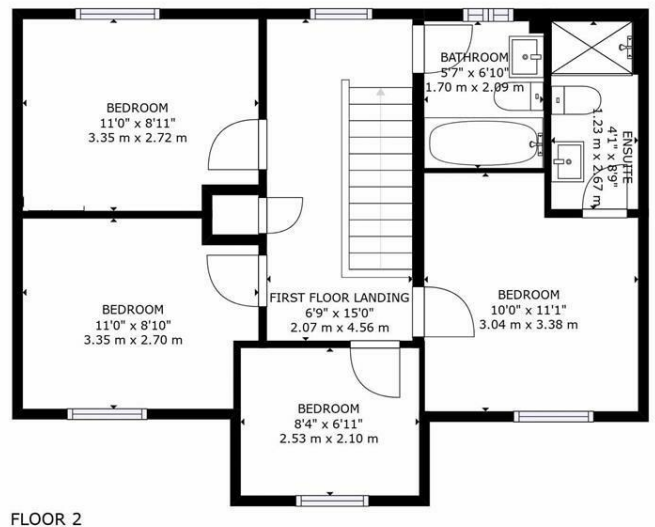
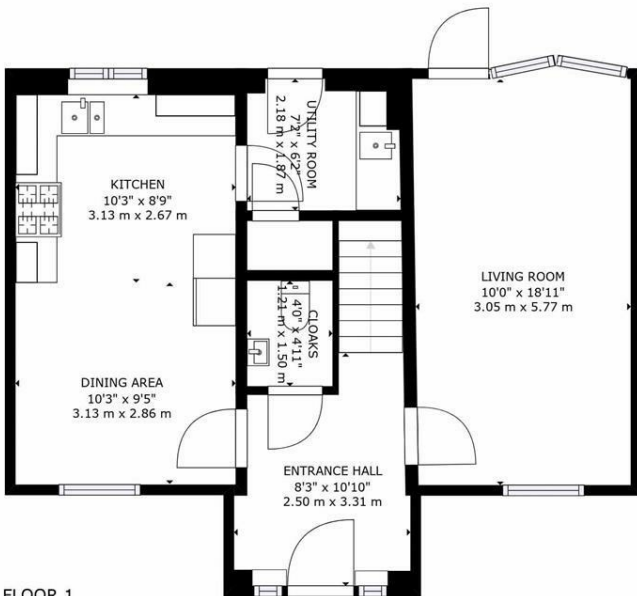


Directions

Please use the following postcode for Sat Nav guidance - PE9 2RY



Floor Plan



SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			94
(81-91) B		84	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	