









Waterside Ryhall, PE9 4EY

Nestled towards the end of a private cul de sac in the heart of the sought after Village of Ryhall, this spacious four or five bedroom detached home boasts generous gardens with river frontage and flexible living space just moments from the well loved village pub and local shop. Viewing a must. No onward chain.

Waterside

Ryhall, PE9 4EY









- Established Detached Family Home In Tucked Away Position
- Highly Sought After Rutland Village
- Well Presented Throughout

4/5 Bedrooms

- Large gardens running Down to Parking for Several cars the River Gwash
- Large Conservatory with **Underfloor Heating**
- Potential to Further Extend STPP
- No Onward Chain

 Please refer to attached Key Facts for Buyers for Material Information Disclosures

Entrance Porch

Cloak Room

Entrance Hall

Living Room

20'4" x 11'5" (6.20 x 3.48)

Kitchen / Diner

23'4" x 20'4" (7.11 x 6.20)

Conservatory

17'4" x 13'8" (5.28 x 4.17)

Utility Room

10'10" x 6'11" (3.30 x 2.11)

Bedroom Five

13'11" x 9'8" (4.24 x 2.95)

En-suite

First Floor Landing

Master bedroom

13'5" x 10'7" (4.09 x 3.23)

En-Suite

Bedroom Two

11'6" x 10'6" (3.51 x 3.20)

Bedroom Three

11'6" x 9'4" (3.51 x 2.84)

Bedroom Four

10'3" x 7'3" (3.12 x 2.21)

Family Bathroom

Store Room

Driveway

Rear Garden



Directions

Please use post code PE9 4EY for Sat-Nav assistance









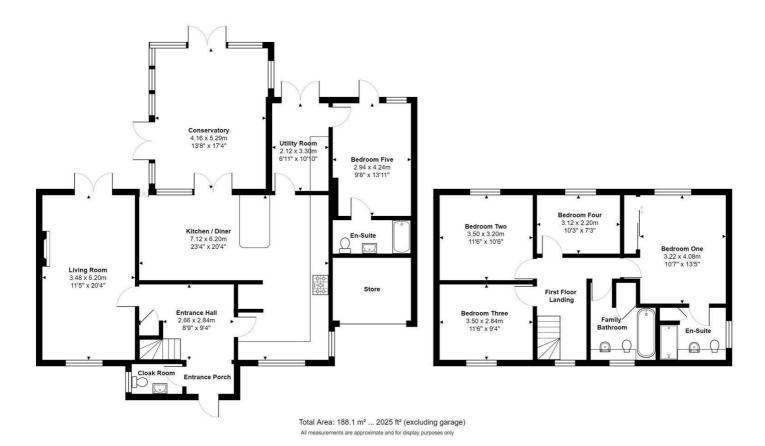








Floor Plan



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