



Howell Road, Heckington
£390,000



3



2



2

Freehold



Key Features

- Detached Bungalow
- Three Bedrooms
- Individually Designed
- Popular Village Location
- Large Plot
- NO ONWARD CHAIN
- EPC rating: TBC
- Council Tax Band: D





Individually designed detached bungalow set on a spacious and extremely private plot located close to the centre of this popular village with all its amenities and transport links. Offered for sale with NO ONWARD CHAIN, the accommodation comprises Entrance Hall, Lounge, Dining Room, Breakfast Kitchen, Three Bedrooms with En-suite to Master and separate Dressing Room and Family Bathroom. Outside is a double garage with ample off street parking and attractive gardens to the side and rear. A viewing is highly recommended to appreciate the size and quality of the accommodation.

Entrance Hall

With part glazed entrance door, radiators, built-in storage cloaks cupboard, telephone point, access through to accommodation.

Lounge

3.94m x 5.11m (12'11" x 16'10")

Having a dual aspect with windows to front and side offering a wealth of natural light, radiator, open fireplace with stone surround and timber mantle piece, TV points and archway through to Dining Room.

Dining Room

3.05m x 3.53m (10'0" x 11'7")

With patio doors leading out to rear of patio area, radiator and serving arch through to Breakfast Kitchen.

Breakfast Kitchen

3.91m x 3.51m (12'10" x 11'6")

Having an extensive range of base and eye level units with work surface over and inset sink drainer, integrated eye level double oven and hob with extractor hood over, integrated fridge and freezer, plumbing and space for dishwasher, plumbing and space for washing machine, under unit lighting, recessed ceiling spotlights, radiator, tiled floor, window to rear, stable style door to rear.

Dressing Room

3.20m x 3.07m (10'6" x 10'1")

Having a range of fitted wardrobes with hanging rails and storage, window to rear, radiator and archway through to Master Bedroom.

Master Bedroom

3.20m x 3.07m (10'6" x 10'1")

With window to side, radiator and access through to En-suite bathroom.

En Suite

2.82m x 3.62m (9'4" x 11'11")

Comprising of low level WC, wall mounted hand wash basin, corner bath and separate shower cubicle, heated towel rail, window to side, porthole window to front, partly tiled walls and mirror light.

Bedroom Two

3.40m x 3.12m (11'2" x 10'2")

With window to front, radiator and fitted wardrobes with hanging rail and shelving.

Bedroom Three

2.92m x 3.00m (9'7" x 9'10")

With window to front and radiator.

Family Bathroom

Having a four piece suite comprising low level WC, wall mounted hand basin, panelled bath and fully tiled shower cubicle, tiled floor, fully tiled walls, recessed ceiling spotlights, airing cupboard housing hot water cylinder and shelving and window to rear.

Double Garage

Having a metal up and over door, power and lighting, Belfast style sink with tap and work surface with wall mounted and floor standing units and further built in STORE with its own personal door. There is also a further door leading through to an ADDITIONAL STORE ROOM 11'9 x 6'11 with power and lighting and door leading to gravelled seating area.

Outside

The property is approached via a long gravel driveway which is shared with the neighbouring property albeit the majority of the driveway belongs to the subject property and provides ample off street parking. There is a mature garden area to the side which is laid to lawn with decorative flowerbeds which in turn leads to a decorative arched walkway leading to the rear garden. The rear garden is a particular feature of the property being of generous proportion and private. There is a curved decorative paved patio area with the remainder of the garden laid to lawn also with decorative borders and shrubs and is surrounded by a combination of conifer and other hedging. There is an outside light and a gravelled seating area to the side with access through to garage and store.

Agents Note

These are draft particulars awaiting vendor approval.

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Financial Services

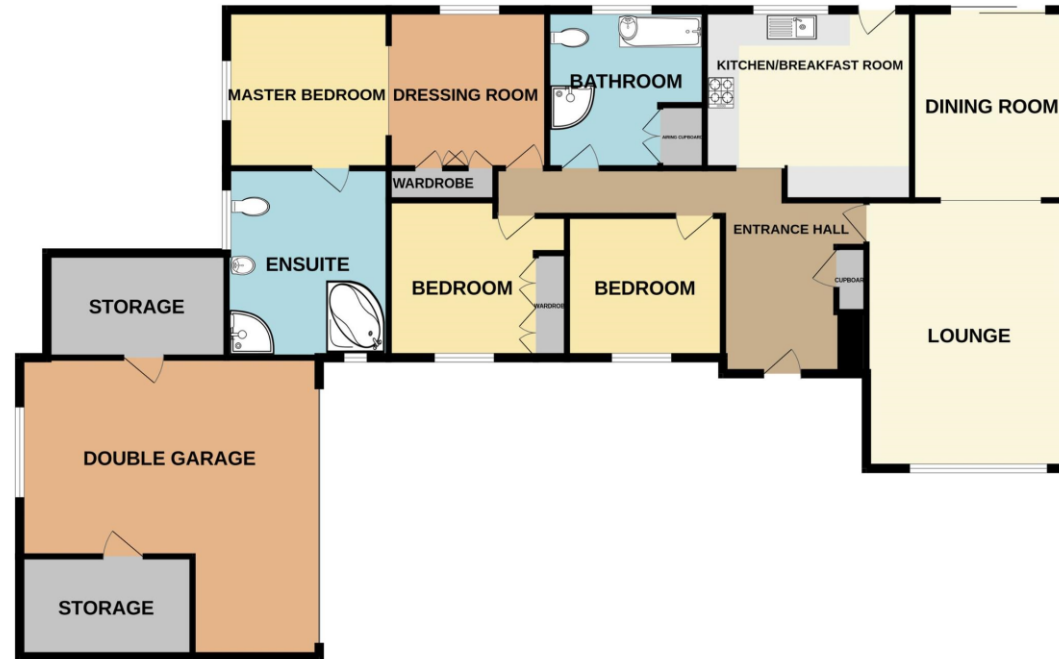
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Floorplan

GROUND FLOOR
1709 sq.ft. (158.7 sq.m.) approx.



HOWELL ROAD, HECKINGTON, NG34 9RX



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