



Maple Grove, Heckington
£265,000



- Detached Bungalow
- Two Double Bedrooms
- Immaculately Presented
- Popular Village Location

- NO ONWARD CHAIN
- Low Maintenance Front and Rear Gardens
- Freehold
- EPC rating C



Immaculately Presented throughout, this Two Double Bedroom Detached Bungalow offers generous sized rooms throughout and being offered for sale with NO ONWARD CHAIN. Internally the property comprises; Entrance Hall, Lounge, Kitchen, Utility Room, Conservatory, Two Double Bedrooms and a Shower Room. With a part converted garage offering storage space, ample parking to front on the double block paved driveway and a low maintenance rear garden - an early viewing is highly recommended.

Entrance Hall

With new fitted composite Entrance Door, BT point, access to loft and radiator.

Lounge

4.61m x 2.21m (15'1" x 7'4")

With feature electric fire place in decorative surround, bay window to front aspect with fitted shutters, TV and BT point and radiator.

Kitchen Diner

4.44m x 2.8m (14'7" x 9'2")

Modern fitted kitchen comprising of a range of base and eye level units with work surface over, belfast sink with mixer tap and drainer, integrated oven with four ring gas hob and extractor hood over, fitted microwave, space and plumbing for washing machine, window to front aspect with shutters and radiator.

Utility Area

3.19m x 2.54m (10'6" x 8'4")

With tiled flooring and radiator, storage cupboard, glazed door to conservatory and door to garage.



Conservatory

3.22m x 3.11m (10'7" x 10'2")

Being part brick and uPVC build, electric heater, tiled flooring and french doors to rear garden.

Bedroom One

3.06m x 3.68m (10'0" x 12'1")

With built in wardrobes, window to rear aspect with shutters and radiator.

Bedroom Two

2.21m x 3.68m (7'4" x 12'1")

With window to side aspect with shutters and radiator.

Shower Room

Modern suite comprising double walk in electric shower, hand wash basin, low level wc, window to rear aspect, shaver point, extractor fan and radiator.

Garage

1.83m x 2.54m (6'0" x 8'4")

With electric roller door.

Outside

The front of the property offers ample parking with a double block paved driveway, EV charging point and sockets, further area laid to slate with shrubbery, side access to rear.

The rear garden is of low maintenance offering a generous sized patio area, further laid to slate, timber summer house with electric, shed, outside tap and lighting, outside sockets at rear and side.

Agents Note

These are draft particulars awaiting vendor approval.

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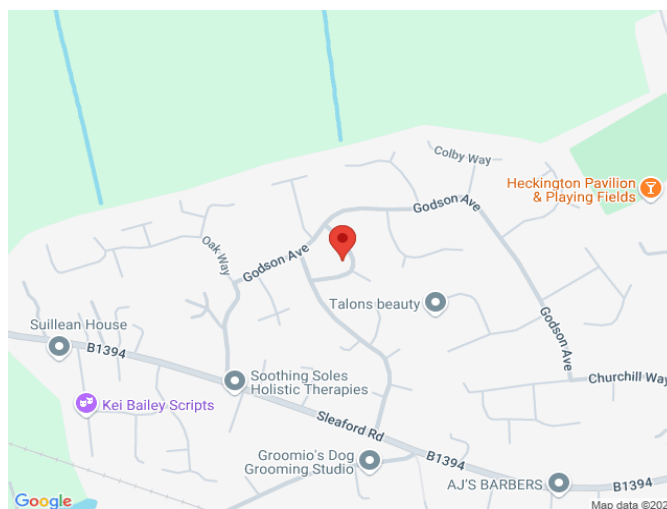


Floorplan

GROUND FLOOR
920 sq.ft. (85.5 sq.m.) approx.



TOTAL FLOOR AREA: 920 sq.ft. (85.5 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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