



Ambleside Close, Sleaford
£189,950



- Semi-Detached House
- Two Bedrooms
- NO ONWARD CHAIN
- New Kitchen

- Redecorated and New Flooring
- New Windows
- Freehold
- EPC rating D
- Current Council Tax Band: A



This recently modernised two bedroom semi-detached home is offered with no onward chain and occupies a larger than average plot, making it an excellent purchase for first-time buyers or downsizers alike. The property has been updated throughout with a brand new fitted kitchen, redecoration, new flooring and windows, and comprises an entrance porch, lounge, two bedrooms and a family bathroom. Outside, a large gravel driveway to the front provides ample parking and leads to a single garage, while the generous rear garden offers plenty of outdoor space to enjoy.

Entrance Porch

With part glazed door to front.

Lounge

4m x 4m (13'1" x 13'1")

With bow window to front aspect, TV and BT point, stairs leading to 1st floor and radiator.

Kitchen Diner

2.72m x 4m (8'11" x 13'1")

Modern kitchen with a range of base and eye level units with work surface over, integrated oven with four ring gas hob and extractor hood over, one and a half sink with mixer tap and drainer, space and plumbing for washing machine, space for under counter fridge, French doors and window to rear garden.



Landing

Bedroom One

3.3m x 4m (10'10" x 13'1")

With storage over stairs, window to front aspect and radiator.

Bedroom Two

3.4m x 2.1m (11'2" x 6'11")

With window to rear aspect and radiator.

Family Bathroom

Three piece suite comprising paneled bath, hand wash basin, low level wc, radiator, window to rear aspect and extractor fan.

Garage

With garage door to front aspect and personnel door to rear garden.

Outside

To front is a large gravel driveway providing ample parking for at least six vehicles, side access to rear.

The larger than average rear garden has been grass seeded, patio area and timber fence surround.



Agents Note

These are draft particulars awaiting vendor approval.

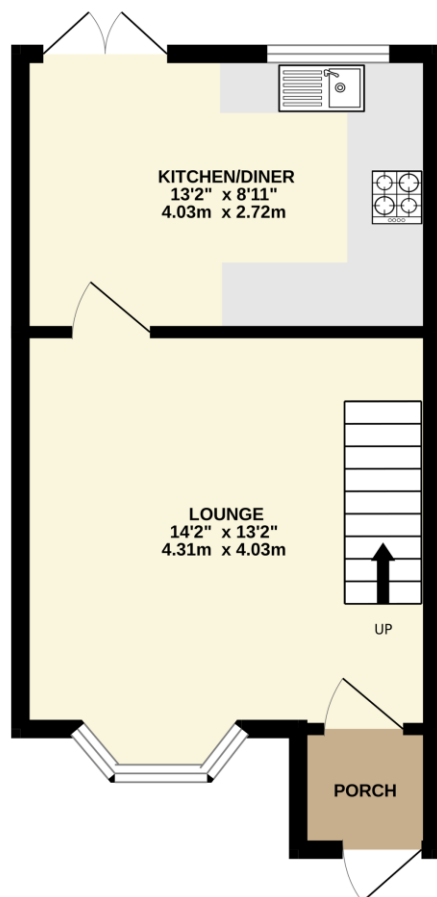
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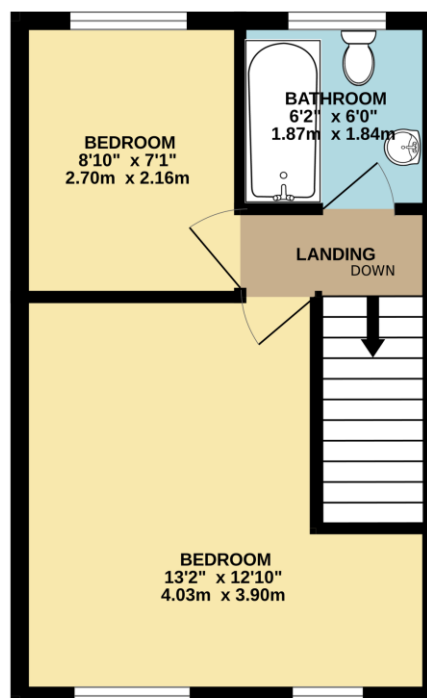
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Floorplan

GROUND FLOOR
308 sq.ft. (28.7 sq.m.) approx.



1ST FLOOR
286 sq.ft. (26.6 sq.m.) approx.



16 AMBLESIDE CLOSE, SLEAFORD NG34 7LW

TOTAL FLOOR AREA : 594 sq.ft. (55.2 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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