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Caistor Road, Market Rasen



When it comes to
property it must be


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£250,000



NOT TO BE MISSED - SPACIOUS EXTENDED 3 BED SEMI, POPULAR LOCATION
Well presented, spacious house comprising, entrance hall, lounge, utility, shower room, kitchen diner, 3 bedrooms and bathroom. Generous Gardens, Driveway & Garage. Close to local amenities. NO ONWARD CHAIN

Key Features

- Excellent Semi Detached House
- Popular Residential Location
- Extended & Improved
- Spacious Accommodation
- Entrance Hall, Utility, Shower Room
- Kitchen Diner, Lounge
- EPC rating TBC
- Tenure: Freehold





Situation

Market Rasen town is popular with walkers and there are great routes and trails just five minutes stroll from the town centre. You can also head out to Willingham Woods where there are numerous trails and paths for all ages and abilities. In the town centre you will find traditional and long-standing family run shops including ironmongers, butchers, menswear confectionery, bakery & fruit & veg. The town boasts high-quality and award winning places to eat for all budgets. Market Rasen is approximately 16 miles from Lincoln City and 15 miles from the market town of Louth. There are regular bus and train services.

Entrance Hall

3.71m x 1.69m (12'2" x 5'6")

uPVC front entrance door, adjoining side screens, tiled flooring, radiator, stairs to first floor accommodation with storage under

Lounge

4.43m x 3.71m (14'6" x 12'2")

double glazed bay window to front aspect, radiator and feature fire place with electric fire

Kitchen Diner

3.69m x 2.58m (12'1" x 8'6")

a range of fitted wall and base units, breakfast bar, space and plumbing for dishwasher, stainless steel sink unit, space for cooker, tiled splash backs, double glazed window to side and rear aspects, 2 radiators, laminate flooring and uPVC side entrance doors

Dining Area

3.02m x 2.50m (9'11" x 8'2")

Utility Room

3.05m x 1.71m (10'0" x 5'7")

a range of fitted wall and base units, space and plumbing for washing machine, space for tumble dryer, tiled splash backs, tiled flooring, radiator, cupboard housing wall mounted gas boiler and double glazed window to rear aspect

Shower Room

1.96m x 1.01m (6'5" x 3'4")

3 piece suite comprising low level WC, hand wash basin, shower cubicle, fully tiled splash backs, tiled flooring, radiator and double glazed window to rear aspect

Landing

2.41m x 2.20m (7'11" x 7'2")

double glazed window to side aspect and roof void access

Bedroom 1

3.74m x 2.42m (12'4" x 7'11")

double glazed window to front aspect, radiator, fitted wardrobes and airing cupboard housing hot water cylinder

Bedroom 2

3.02m x 3.23m (9'11" x 10'7")

double glazed window to rear aspect, radiator and fitted storage

Bedroom 3

2.59m x 2.35m (8'6" x 7'8")

double glazed window to front aspect and radiator

Bathroom

1.67m x 2.19m (5'6" x 7'2")

4 piece suite comprising low level WC, vanity hand wash basin, panelled bath unit, shower cubicle, tiled splash backs, vinyl flooring, radiator and double glazed window to rear aspect

Gardens

occupying a generous plot with good sized rear garden, being mostly laid to lawn with planted shrubs and paved patio area. There is also a selection of timber sheds.

Garage

timber garage providing ample storage

Driveway

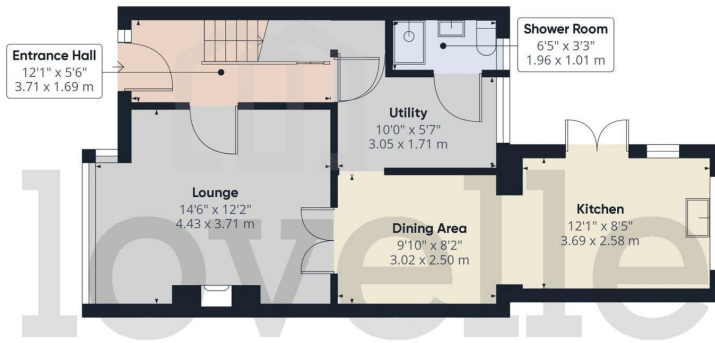
a generous concrete driveway with gated section providing ample off street parking for a number of vehicles

Agents Notes

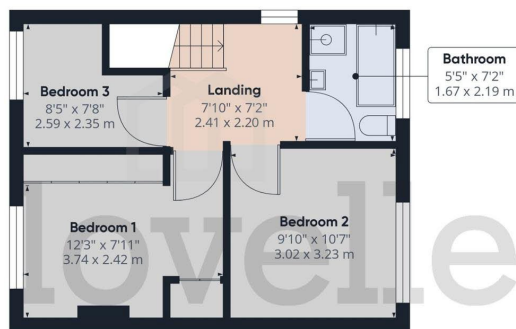
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Ground Floor



Approximate total area[®]
892.98 ft²
82.96 m²

Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.



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