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47 Merleswen, Dunholme LN2 3ST



When it comes to  
property it must b





Asking Price - £259,950



3-bedroom detached bungalow featuring a sunroom, private garden, and no-chain sale in a popular village location. \*CLICK ON OUR INTERACTIVE VIRTUAL 360 TOUR\*

#### Key Features

- Charming 3-bedroom detached bungalow
- Versatile layout includes a lounge, separate dining room, and sunroom
- Garage and carport offer ample parking options
- Private rear garden ideal for gardening and relaxation
- Two spacious double bedrooms, plus a third bedroom/office
- No-chain sale in a popular village location
- EPC rating TBC
- Tenure: Freehold





Nestled in the sought-after village of Dunholme, the charming 3-bedroom detached bungalow at 47 Merleswen presents an excellent opportunity for tranquil living. With its versatile layout and desirable features, this property embodies comfortable and convenient living in a popular locale.

The bungalow opens into a welcoming lounge area, perfect for relaxation and entertaining, while a separate dining room provides an ideal space for formal meals or gatherings. Adding to the appeal, a sunroom invites abundant natural light, creating a seamless connection between indoor and outdoor living.

For those seeking practicality, the property includes a garage and carport, offering ample parking options. The private rear garden is a peaceful haven, offering opportunities for gardening, leisure, and relaxation.

With no chain involved, this property offers a hassle-free transition. Two spacious double bedrooms cater to comfortable living arrangements, while a third bedroom or office space provides versatility for your needs.

Set in the heart of Dunholme, this residence enjoys the benefits of a popular village location, providing access to local amenities and a welcoming community atmosphere. If you're looking for a detached bungalow that combines comfort, convenience, and a touch of nature, 47 Merleswen awaits as a promising place to call home.

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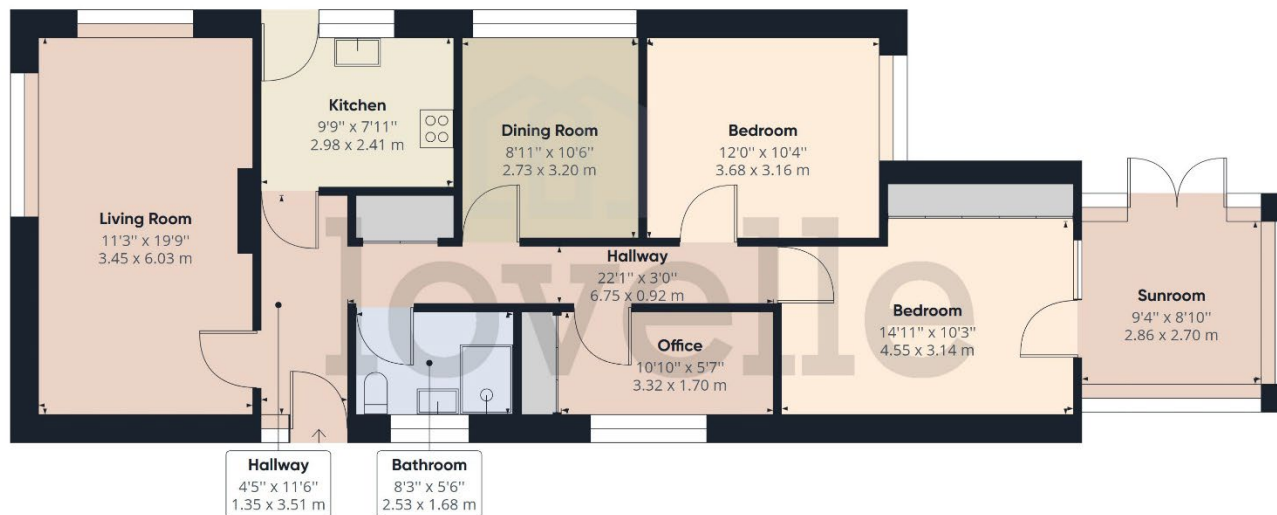
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Approximate total area<sup>(1)</sup>

1055.11 ft<sup>2</sup>  
98.02 m<sup>2</sup>

(1) 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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