



37 Main Road, Dowsby

Fixed Price £675,000

 **NEWTON FALLOWELL**

## 37 Main Road

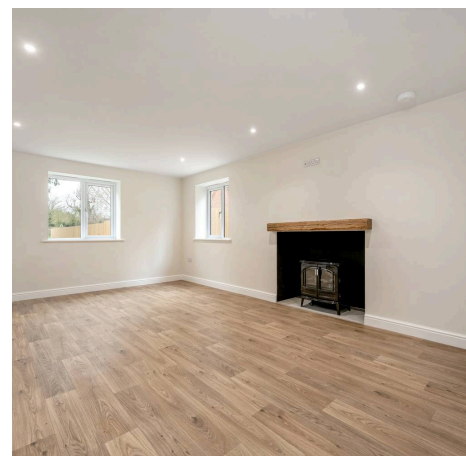
Dowsby, Bourne

NO ONWARD CHAIN! Finished to an extremely high standard and featuring a 30FT Kitchen/Diner, field views and FOUR DOUBLE BEDROOMS this is a rare opportunity to purchase a private and substantial home

Council Tax band: TBD

Tenure: Freehold

- Four Double Bedrooms
- Detached Modern Build
- 30ft Kitchen/Diner
- Two Reception Rooms
- Downstairs Underfloor Heating
- Bathroom, En-Suite and Downstairs W.C
- Field Views
- No Onward Chain





**Study**

12' 5" x 8' 10" (3.78m x 2.70m)

**Lounge**

19' 2" x 12' 0" (5.85m x 3.67m)

**W.C**

8' 11" x 3' 9" (2.71m x 1.14m)

**Kitchen/Diner**

30' 4" x 15' 8" (9.24m x 4.78m)

**Utility Room**

14' 5" x 6' 2" (4.39m x 1.88m)

**Garage**

15' 11" x 15' 0" (4.84m x 4.58m)

**Landing**

19' 3" x 9' 0" (5.87m x 2.74m)

**Bedroom One**

14' 10" x 13' 1" (4.53m x 3.98m)

**En-Suite**

9' 3" x 5' 3" (2.83m x 1.60m)

**Bedroom Two**

15' 0" x 13' 1" (4.56m x 3.98m)

**Bedroom Three**

13' 2" x 10' 9" (4.01m x 3.27m)

**Bedroom Four**

12' 2" x 11' 10" (3.71m x 3.61m)

**Bathroom**

10' 4" x 6' 11" (3.15m x 2.10m)



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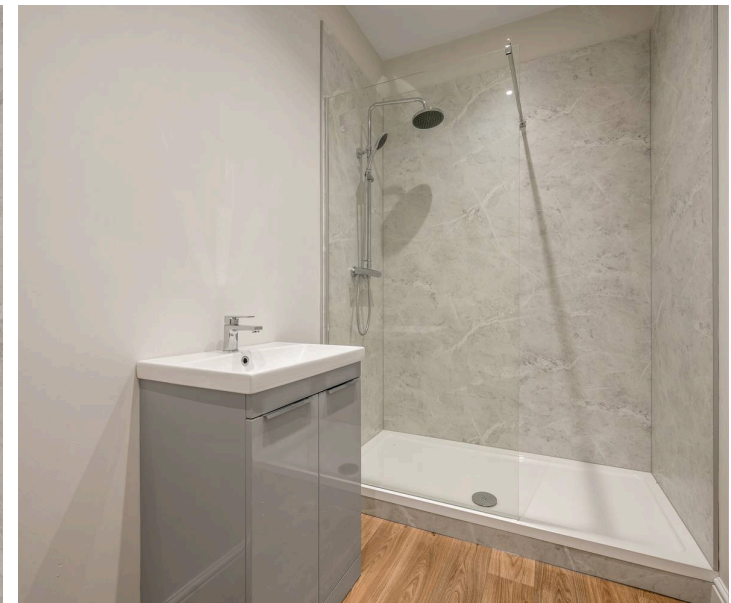
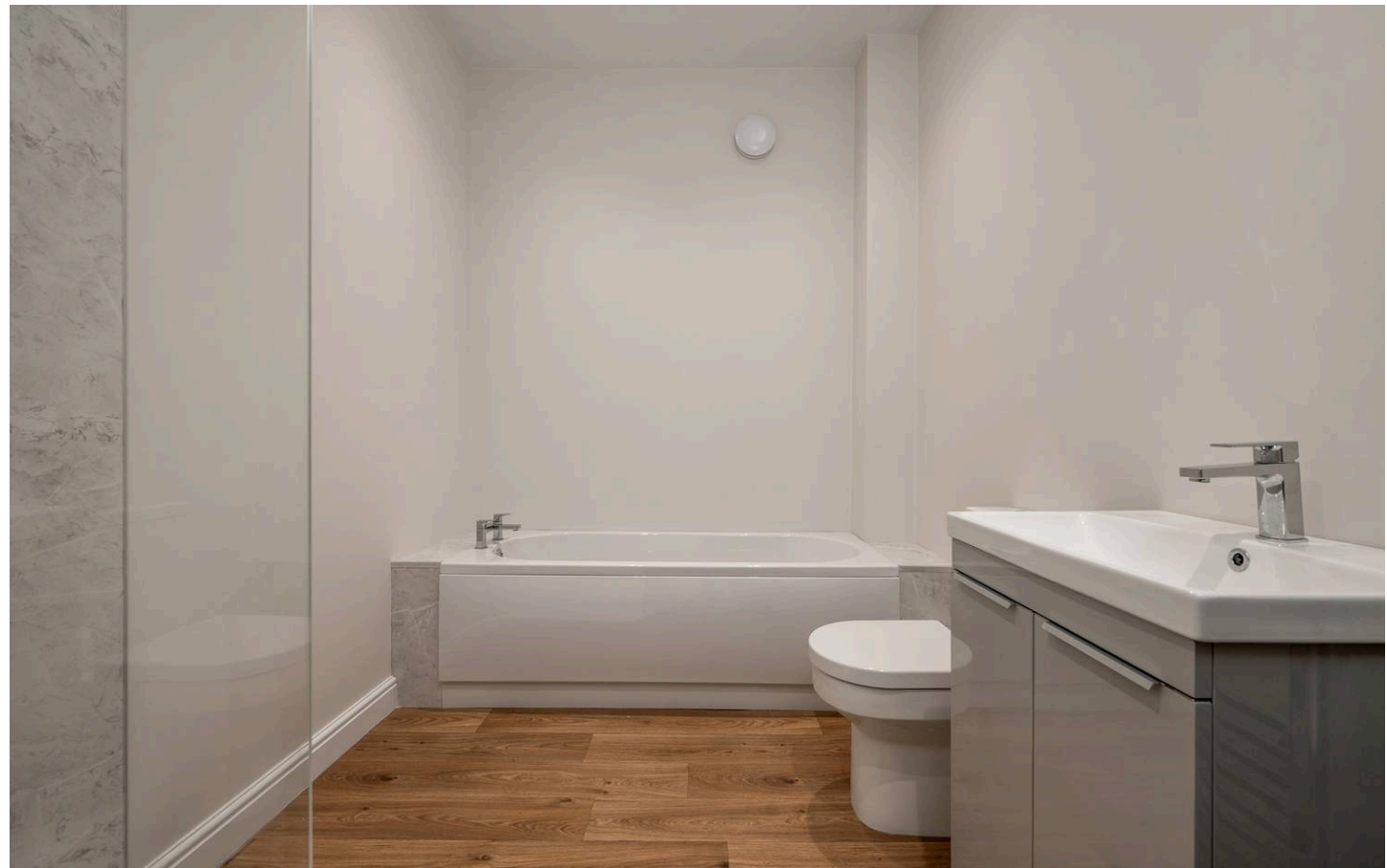
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## GARDEN

Garden to the rear of the property with field views

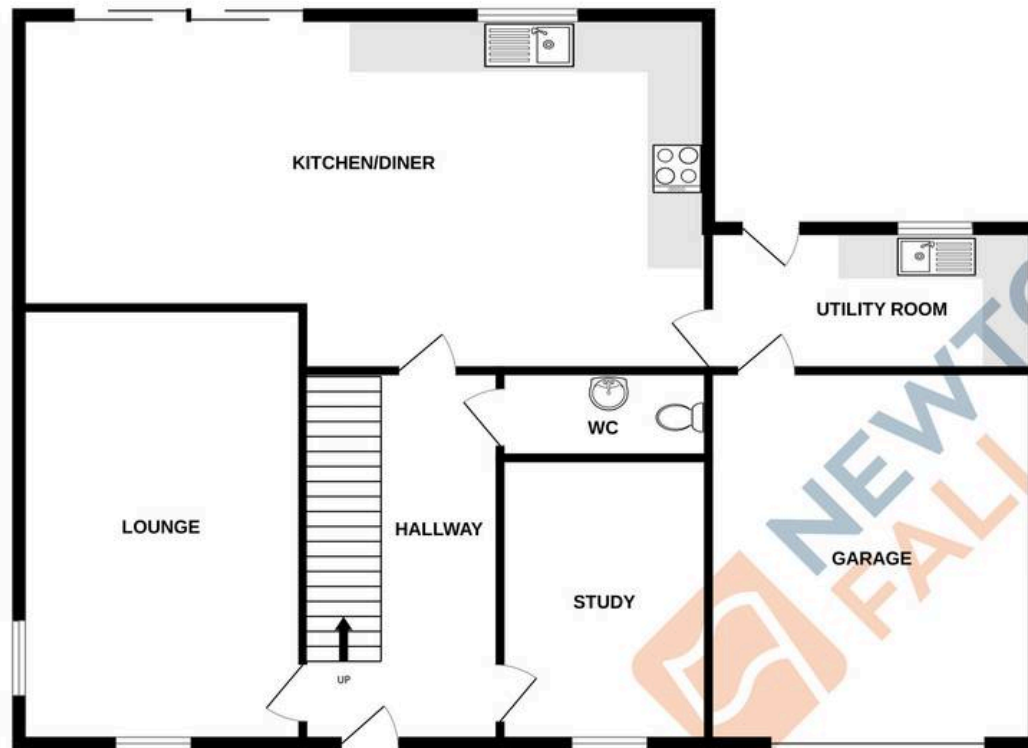
## GARAGE

Single Garage

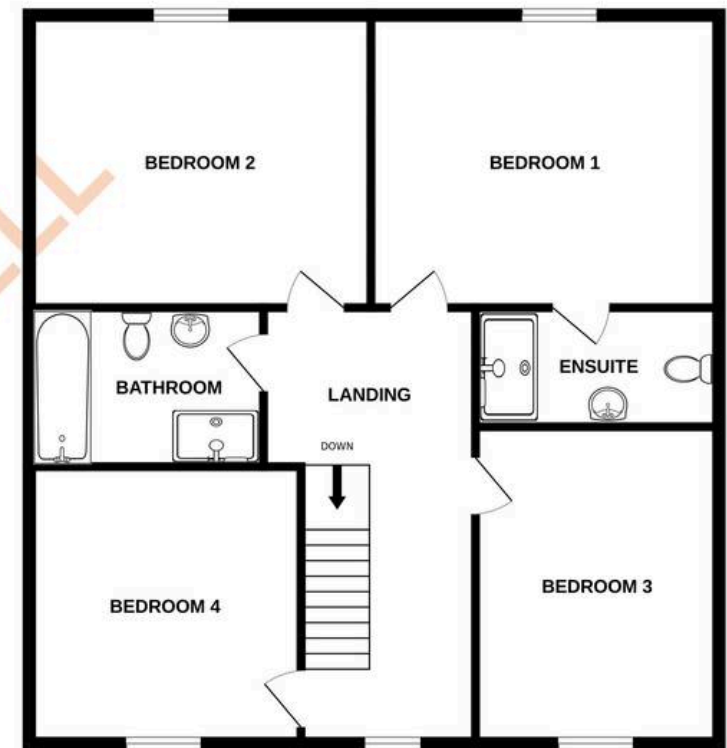
Dedicated private driveway leading to the property and to the garage itself



GROUND FLOOR  
1301 sq.ft. (120.8 sq.m.) approx.



1ST FLOOR  
974 sq.ft. (90.5 sq.m.) approx.



TOTAL FLOOR AREA : 2275 sq.ft. (211.3 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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## Newton Fallowell - Bourne

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