



OXFORD

FAMILY ESTATES



8 Prince Avenue, PE24 5RR

£200,000

- NO CHAIN
- Large bright lounge
- Garage with remote door and internal access
- Large Drive
- Oil fired central heating
- 2 Double Bedrooms & built in wardrobes
- Conservatory
- Shower room and separate WC
- Quiet cul-de-sac, short walk to the beach
- Phone lines open 8am-8pm, 7 days.

Bedrooms: 2 | **Bathrooms:** 1 | **Receptions:** 2

Property Type: Detached Bungalow



Council Tax Band: B

Tenure: Freehold

*** NO ONWARD CHAIN ***

Oxford Family Estates are pleased to present this two double bedroom detached bungalow on the quiet cul-de-sac of Prince Avenue. A short walk to the village centre, shops and the beach this property is ideally located for a nice tranquil retreat. Sold with no onward chain, this property is ideal to move straight into and put your own stamp on. With its large lounge, conservatory, Garage with internal access essential and large driveway, it's a MUST SEE on anyone's shortlist thinking of moving to the area.

Note: Awaiting EPC. All room measurements are available in the floorplan in the gallery. We do not use any wide-angle lens photos, so rooms should feel as big or bigger than pictured.

Kitchen and Dining areas

With a range of wall, tower and base units in white there is a stainless steel 1&1/2 bowl sink under Upvc windows to conservatory and rear garden. Integrated Beko oven and hob with extractor hood fitted above. Under counter fridge, Hotpoint dishwasher and Bosch washing machine.

The bright dual aspect lounge is centred around electric fireplace with sliding doors out to the conservatory. Ample space to have as a lounge with a dining area. The hallway connects to both the lounge and kitchen and also has ample storage with a large airing cupboard and access to the loft space.

Bedrooms and shower room

There are two ample double bedrooms each with built in wardrobe spaces. The property has a shower room with a wide shower cubicle with thermostatic mixer shower off the hot water tank, and pedestal sink. There is then a separate WC, convenient for those with a partner who likes to hog the bathroom!



Bedrooms and shower room

There are two ample double bedrooms each with built in wardrobe spaces. The property has a shower room with a wide shower cubicle with thermostatic mixer shower off the hot water tank, and pedestal sink. There is then a separate WC, convenient for those with a partner who likes to hog the bathroom!

Conservatory, Garage & Gardens.

The Upvc double glazed conservatory is on a short brick wall with two single doors either side and a doorway into the garage. The garage has an electric remote operated roller door and housed the Worcester oil boiler as well as freezer. The rear garden is largely slabbed and laid with stone for low maintenance and creates several seating areas so suit and enjoy the wildlife of the neighbouring watercourse.

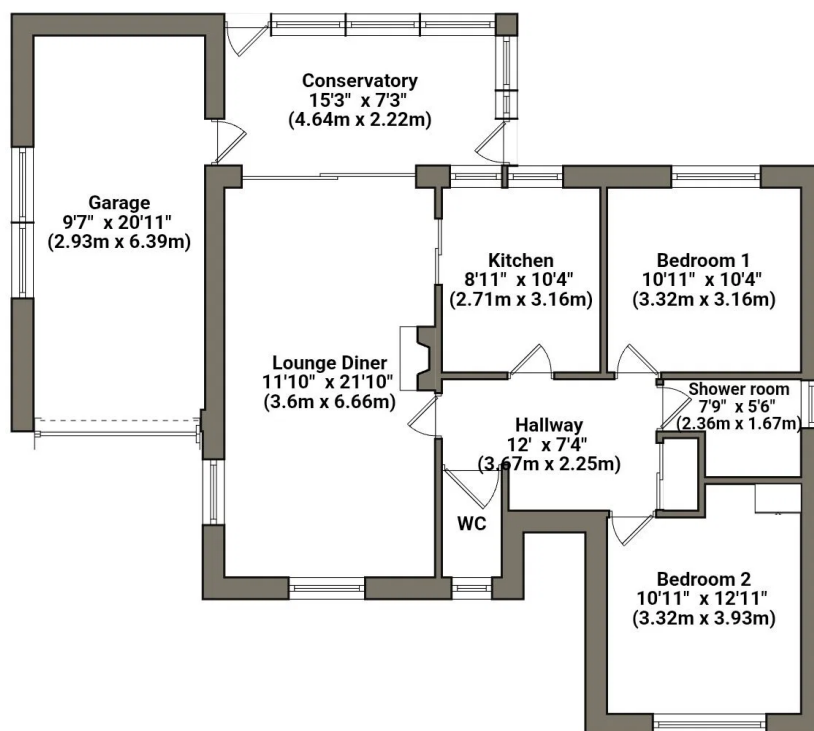


Chapel st Leonards

Chapel St Leonards is a lovely sea-side village on the east coast nestled between the major resorts of Skegness and Mablethorpe. It has a population of around 3,000 and is well known for its beautiful sandy beaches and long promenades. During the summer months it benefits greatly from tourists creating a lovely vibrant atmosphere.

The village has a lot to offer with a wide range of shops including butchers, chemist, estate agents, co-op, spar, cafes, restaurants and pubs. There is a village hall with a full programme of regular activities, doctors surgery, two churches and a primary school.





Floorplan is for layout purposes only and should not be used for structural purposes
Maximum room dimensions shown.

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient – lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		68
(39-54) E	54	
(21-38) F		
(1-20) G		
<i>Not energy efficient – higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

01754 228 485

sales@oxfordestates.co.uk

<https://oxfordestates.co.uk/>

