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Eastfield Lane, Grimoldby



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property it must be


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£299,950

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A well-presented three-bedroom detached bungalow for sale in the village of Grimoldby near Louth, offering spacious single-storey living with two reception rooms including a large conservatory, dining kitchen, established front and rear gardens with open field views, useful storage and utility spaces, plus a single garage and off-street parking within easy reach of local amenities and countryside routes.

Key Features

- Detached Bungalow
- Three Generous Bedrooms
- Spacious Lounge
- Large Conservatory to Front
- Contemporary Kitchen Diner
- Family Bathroom
- Established Front & Rear Gardens
- Driveway, Car Port & Garage
- Fields to Rear
- Popular Village Setting
- EPC rating TBC
- Tenure: Freehold





This spacious three-bedroom detached bungalow is for sale in the village of Grimoldby, near Louth, offering single-storey living with established gardens, parking in the form of a driveway and garage, along with open views over fields to the rear.

The property is presented in great condition and arranged around a spacious inner hall, which provides an immediate sense of space. The inner hall includes built-in storage and an airing cupboard, helping to keep the living areas uncluttered and practical for day-to-day use.

There are two reception rooms. The main lounge is a generous, light room with large windows and a fireplace housing a LPG Calor gas fire, creating a focal point to the space. Double doors open from here into the dining kitchen, allowing the two rooms to be used together for larger gatherings when required.

The second reception room is a large conservatory providing additional living and dining space. It enjoys garden views, with double doors opening to the front and direct access to the front garden. This flexible room can be used as a further sitting area, dining room or hobby space, with a pleasant outlook onto the front gardens.

The kitchen has been designed to function as a practical dining kitchen, with space for a table and chairs. It includes a range of contemporary shaker-style wall and base units, built-in oven with four-ring electric hob and extractor over, along with the added benefit of integrated fridge and freezer. There is also plumbing for a washing machine. Double doors from the lounge provide easy access, making it convenient for entertaining, and patio doors to the side offer a further route to the outside spaces and assist with natural light and ventilation.

There are three double bedrooms, all positioned on the same level. The main bedroom is a spacious double with dual-aspect windows, enhancing light throughout the day. The second bedroom is also a double and benefits from built-in wardrobes, providing useful storage. The third bedroom is a further double room, suitable as a bedroom, guest room or home office, depending on requirements.

The bathroom is fitted with a panelled bath with rainfall effect shower over and additional handheld attachment, wash hand basin and close-coupled WC, providing a practical, modern suite.

Externally, the property has gardens to both the front and rear. The front garden is accessed from the conservatory and provides an attractive approach to the bungalow. To the rear, the landscaped garden includes a timber summer house and enjoys views over fields, giving a sense of openness and a pleasant outlook. The outside space is suitable for those who value gardening, outdoor dining or simply sitting out and enjoying the surroundings.

A rear porch provides additional space, linking the main accommodation with a boiler room and a store/pantry. This arrangement adds further storage options and supports the practical running of the home. The property also includes a single garage and off-street parking.

Grimoldby is a well-regarded village close to Louth, providing a balance of rural environment and access to amenities. Local facilities in and around the village and neighbouring areas include shops, primary schooling, medical services and everyday conveniences, while Louth offers a wider choice of supermarkets, independent retailers, cafes and regular markets.

The area is known for its green spaces and access to the Lincolnshire countryside. There are local walking and cycling routes in and around Grimoldby and the nearby coastal and Wolds areas, appealing to those who enjoy

outdoor activities. The open fields to the rear of the property reinforce this connection to the surrounding landscape.

Overall, this three-bedroom detached bungalow for sale in Grimoldby offers well-arranged single-storey accommodation with two reception rooms, a dining kitchen, useful storage, gardens to front and rear, garage and parking, with the added benefit of rear views over fields and access to local amenities, schools and countryside routes.

Room Measurements

Lounge: 15'10" x 15'07"

Kitchen Diner: 9'11" x 21'05"

Conservatory: 23'05" x 7'11"

Rear Entrance Porch: 13'01" x 4'00"

Bedroom One: 15'11" x 11'11"

Bedroom Two: 11'07" x 11'10"

Bedroom Three: 10'00" x 9'10"

Bathroom: 8'04" x 6'04"

Garage: 10'07" x 16'11"

Boiler Room: 2'11" x 5'06"

Store/Pantry: 2'00" x 5'06"

Disclaimer

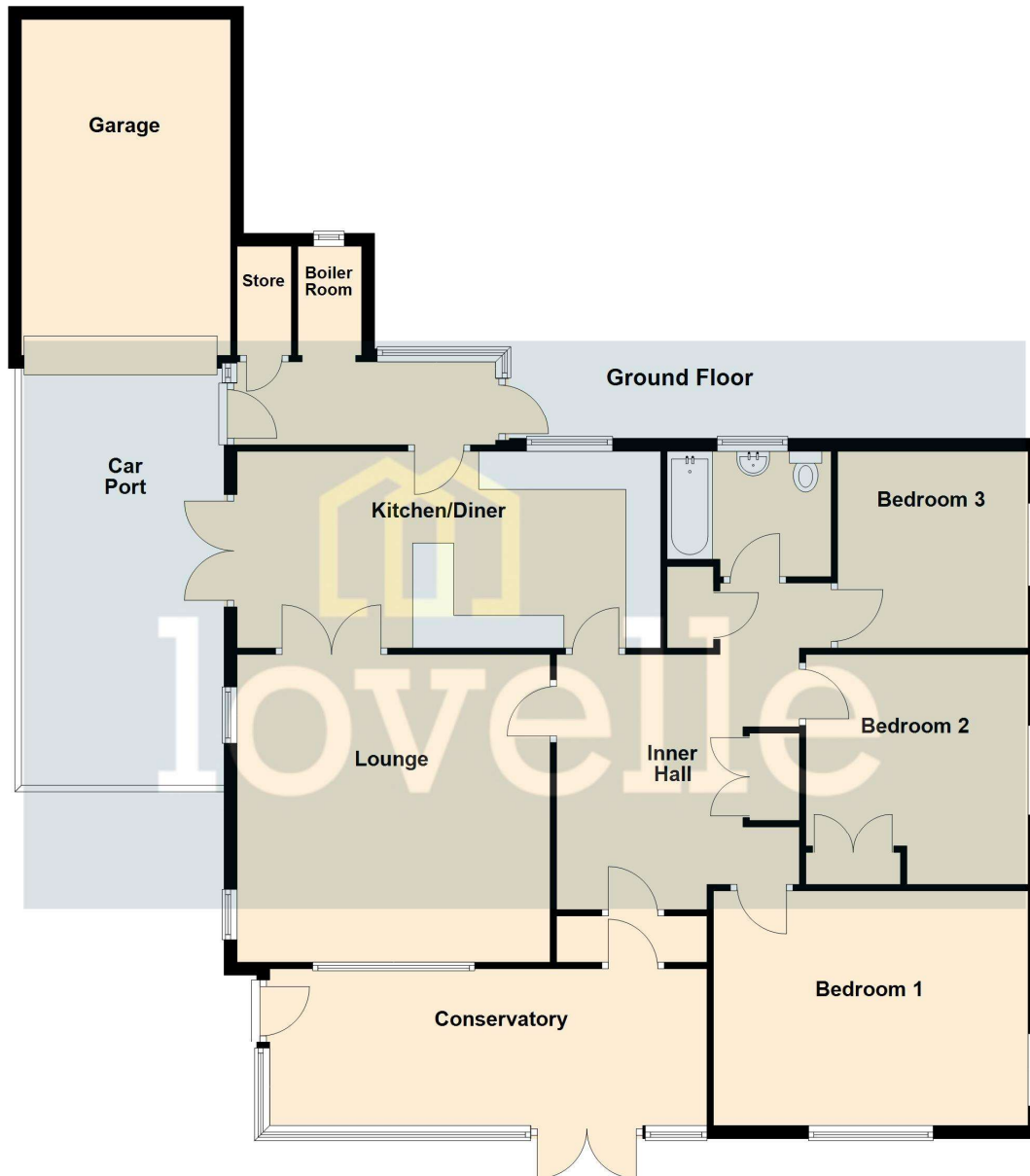
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Mobile and Broadband Checker

It is advised that prospective purchasers visit checker.ofcom.org.uk in order to review available wifi speeds and mobile connectivity at the property.







Please be advised that the floor plan is not drawn to scale and items such as window placements and bathroom/kitchen fixtures are not accurate, the plans are not to be relied upon and are to be used for illustrative purposes only.
Plan produced using PlanUp.

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