



West Elloe Avenue, Spalding PE11 2BJ

welcome to

West Elloe Avenue, Spalding

VIEWING ADVISED TO APPRECIATE THIS IMMACULATELY PRESENTED THREE/FOUR BEDROOM DETACHED HOUSE WHICH HAS BEEN FULLY RENOVATED TO A HIGH STANDARD. With spacious accommodation with good sized rear garden, off road parking and garage. Call the team to view.



Entrance Hall

11' 11" x 5' 9" (3.63m x 1.75m)

Cloakroom

5' 11" x 5' 1" (1.80m x 1.55m)

Hand base, toilet, washing machine and dryer included.

Kitchen

14' x 12' 3" (4.27m x 3.73m)

UPVC Double glazed window & door, Howdens kitchen with sink drainer, coffee machine, plate heater, wine fridge, integrated oven & induction hob, sockets and inset led spot lighting.

Living Room

22' 8" x 10' 9" (6.91m x 3.28m)

UPVC Triple glazed bay window to the front and rear, three radiators, sockets, tv point, led lighting and wood effect flooring.

Landing

13' 5" x 5' 10" (4.09m x 1.78m)

Shower Room

8' 6" x 7' 9" (2.59m x 2.36m)

Tiled flooring, floor to ceiling tiled walls, double shower unit with rain head, sink with vanity mirror, toilet with ceiling lights and heated towel rail.

Bedroom One

14' 2" x 12' 1" (4.32m x 3.68m)

UPVC Triple glazed window, tv point, sockets, Radiator, carpet flooring and built in storage.

Bedroom Two

10' 10" x 10' 8" (3.30m x 3.25m)

UPVC Triple glazed window, tv point, sockets, Radiator, carpet flooring.

Bedroom Three

10' 9" x 10' (3.28m x 3.05m)

UPVC Triple glazed window, tv point, sockets, Radiator, carpet flooring.

Single Garage

14' 11" x 9' (4.55m x 2.74m)

Up and over garage door, garage houses the newly fitted boiler.

Exterior

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welcome to

West Elloe Avenue, Spalding

- IMMACULATELY PRESENTED THREE BEDROOM DETACHED HOUSE
- FULLY RENOVATED TO A HIGH SPECIFICATION THROUGHOUT
- AMPLE OFF ROAD PARKING & SINGLE GARAGE
- NEWLY FITTED BOILER
- PARTIALLY CONVERTED LOFT

Tenure: Freehold EPC Rating: F
Council Tax Band: C

offers in the region of
£300,000



Please note the marker reflects the
postcode not the actual property

view this property online [williamhbrown.co.uk/Property/SDG112417](https://www.williamhbrown.co.uk/Property/SDG112417)



Property Ref:
SDG112417 - 0015

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