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Thirsk Close, Market Rasen



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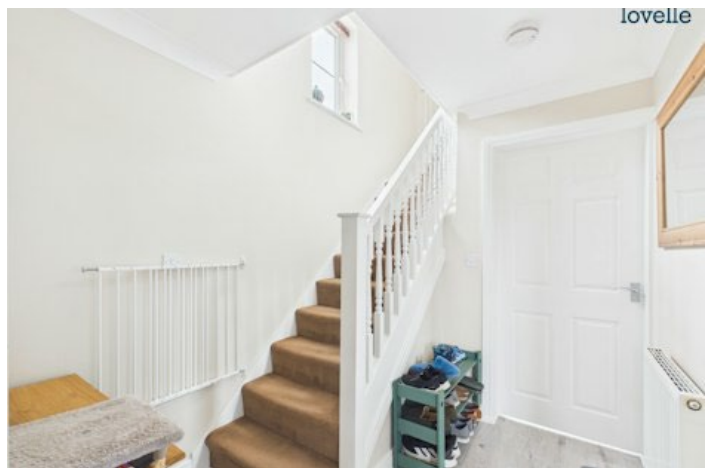
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£205,000



WELL PRESENTED MODERN SEMI DETACHED HOUSE - on popular residential location, comprising entrance hall, wc, lounge diner, kitchen, 3 bedrooms and bathroom, with generous rear garden and ample off street parking.

VIEWING ADVISED TO FULLY APPRECIATE

Key Features

- Modern Semi Detached House
- Popular Residential Location
- Well Presented Throughout
- Entrance Hall, WC
- Kitchen, Lounge Diner
- 3 Bedrooms & Bathroom
- EPC rating TBC
- Tenure: Freehold



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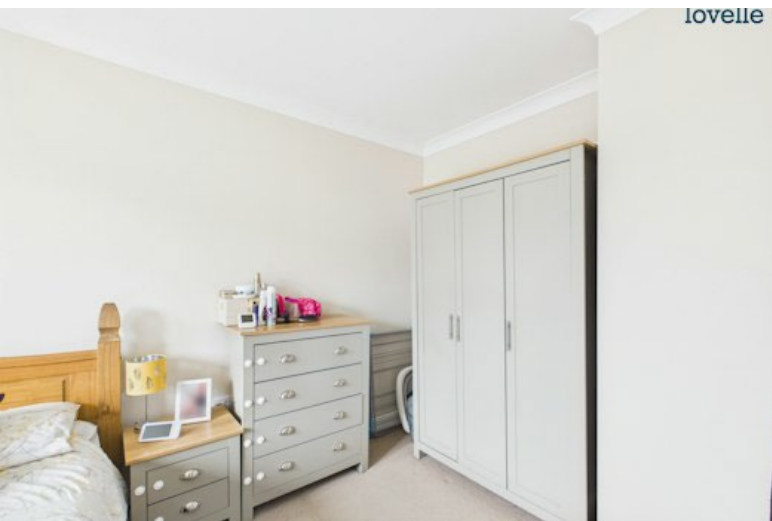
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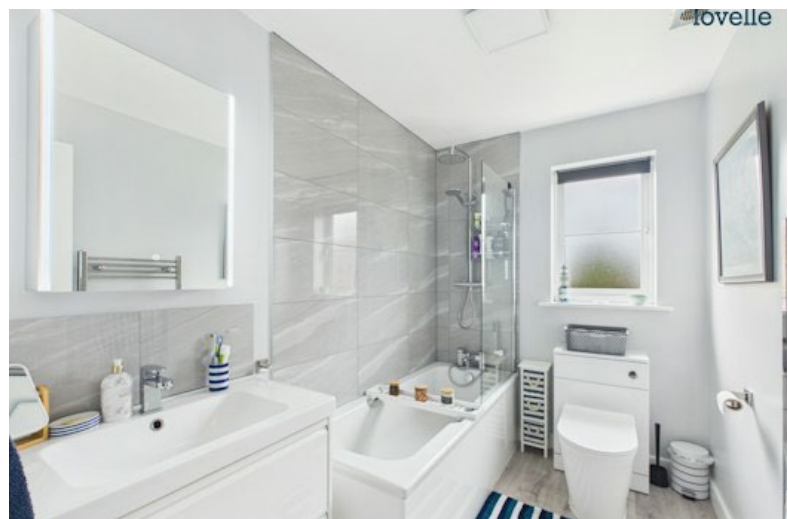
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Location

Market Rasen town is popular with walkers and there are great routes and trails just five minutes stroll from the town centre. You can also head out to Willingham Woods where there are numerous trails and paths for all ages and abilities. In the town centre you will find traditional and long-standing family run shops including ironmongers, butchers, menswear confectionery, bakery & fruit & veg. The town boasts high-quality and award winning places to eat for all budgets. Market Rasen is approximately 16 miles from Lincoln City and 15 miles from the market town of Louth. There are regular bus and train services.

Entrance Hall

3.6m x 0.93m (11'10" x 3'1")

double glazed entrance door, radiator, laminate flooring and stairs to first floor accommodation

WC

2.02m x 0.97m (6'7" x 3'2")

low level WC, vanity hand wash basin, tiled splash backs, laminate flooring, radiator and double glazed window to front aspect

Kitchen

3.6m x 2.27m (11'10" x 7'5")

a range of fitted wall and base units, space for fridge freezer, electric oven, 4 ring gas hob, space and plumbing for washing machine, stainless steel sink unit, space and plumbing for dishwasher, wall mounted gas boiler, splash backs, laminate flooring, radiator and double glazed window to front aspect

Lounge Diner

4.08m x 4.47m (13'5" x 14'8")

double glazed window to rear aspect, radiator, storage cupboard, laminate flooring and uPVC French doors to rear

Landing

2.74m x 1.11m (9'0" x 3'7")

double glazed window to side aspect, roof void access and airing cupboard

Bedroom 1

4.26m x 2.63m (14'0" x 8'7")

double glazed window to rear aspect and radiator

Bedroom 2

3.54m x 2.34m (11'7" x 7'8")

double glazed window to front aspect and radiator

Bedroom 3

2.22m x 2.05m (7'4" x 6'8")

double glazed window to front aspect and radiator

Bathroom

2.69m x 1.77m (8'10" x 5'10")

3 piece suite comprising low level WC, vanity hand wash basin, panelled bath with shower over, heated towel rail, tiled splash backs, laminate flooring and double glazed window to rear aspect

Garden

generous rear garden being mostly laid to lawn with block paved seating area and timber shed

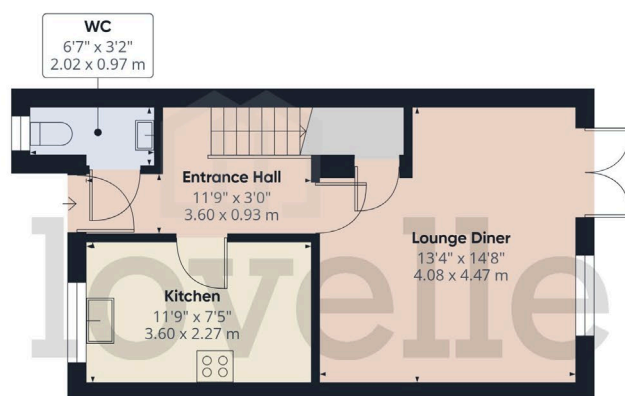
Driveway

driveways to the front of the property providing ample off road parking for a number of vehicles

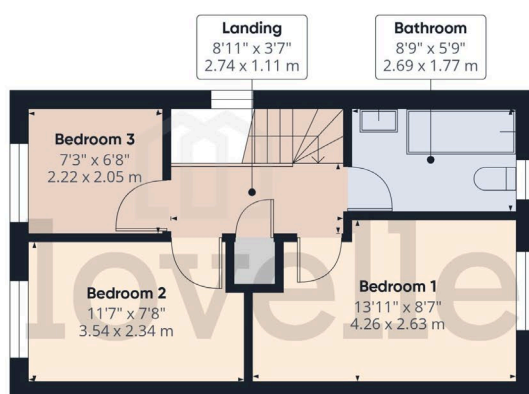
Agents Notes

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Ground Floor



Approximate total area[®]
703 ft²
65.4 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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