



Montrose Grove, Greylees, Sleaford
£220,000



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Key Features

- Four Double Bedroom Town House
- Immaculately Presented Throughout
- Overlooking the Bandstand Green
- Two Allocated Parking Spaces
- Popular Greylees Development
- Lounge Diner and Breakfast Kitchen
- EPC rating TBC
- Current Council Tax Band C





Occupying a superb position overlooking the picturesque Bandstand Green, this exceptional four double bedroom townhouse is located within the ever-popular Greylees development. Offering over 1,200 sq ft of beautifully presented accommodation across three floors, this turn-key ready home provides the perfect blend of space, style and practicality, making it an ideal choice for growing families or those looking for versatile living.



The accommodation has been thoughtfully designed to maximise both space and flexibility. The ground floor welcomes you with a generous entrance hall leading to two well-proportioned double bedrooms, complemented by a modern Jack & Jill shower room. A separate utility room adds further practicality and provides access to the rear garden.



The first floor is the heart of the home, featuring a spacious lounge diner that enjoys elevated views across Bandstand Green, creating a wonderful setting for relaxing or entertaining. The adjoining breakfast kitchen is fitted with a range of contemporary units and offers ample workspace and room for informal dining.

The second floor is dedicated to the principal sleeping accommodation, with an impressive main bedroom benefitting from fitted storage and a stylish en-suite shower

room. A fourth generous double bedroom is served by a separate family bathroom, making this an ideal layout for families or guests.

Externally, the property enjoys two allocated parking spaces to the rear, while the attractive outlook over Bandstand Green provides a unique setting rarely available on the development.

Greylees has become one of the area's most desirable residential locations, offering a thriving community atmosphere with excellent local amenities, children's play areas and scenic walks. The highly regarded The Old Chapel restaurant and bar is just a short stroll away, providing an excellent venue for dining and socialising. Golf enthusiasts will appreciate the nearby Sleaford Golf Club, while commuters benefit from a close by railway station. The market town of Sleaford is also only a short drive away, providing a wider range of shopping, leisure facilities and highly regarded schools.

Offering exceptional space, outstanding presentation and excellent value for money in one of the area's most sought-after locations, this superb home is ready to move straight into. Viewing is highly recommended to fully appreciate everything this fantastic property has to offer.

Management Charge

The Greylees development is subject to an annual maintenance charge, please contact our office for more information.

Agents Note

These are draft particulars awaiting vendor approval.

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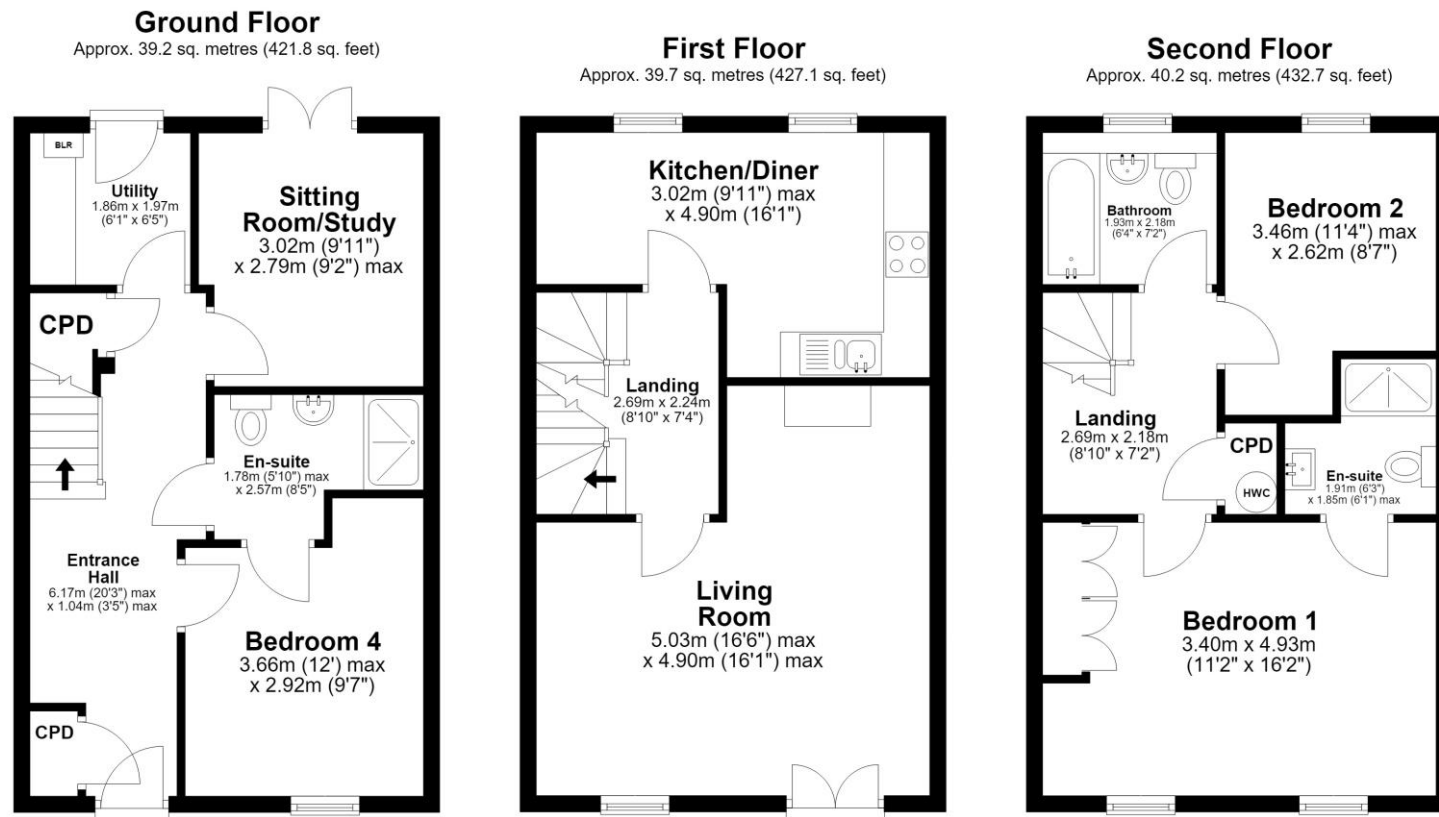
Financial Services

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Floorplan



Total area: approx. 119.1 sq. metres (1281.6 sq. feet)

SIZES AND DIMENSIONS ARE APPROXIMATE, WHILE EVERY ATTEMPT TO BE AS FACTUAL AS POSSIBLE HAS BEEN MADE, ACTUAL SIZES MAY VARY. THE POSITION & SIZE OF DOORS, WINDOWS, APPLIANCES AND OTHER FEATURES ARE APPROXIMATE ONLY.

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37 Montrose Grove, Greylees



Newton Fallowell Sleaford

01529 309 209

sleaford@newtonfallowell.co.uk