

61, WITHAM ROAD

Woodhall Spa

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£1,200 Per

- Well Presented
- 3 Bedrooms
- Private Garden
- Gas Central Heating
- Modern Fittings
- Semi Detached House
- Two Reception Rooms
- Off Street Parking
- Double Glazing
- Viewing Recommended





An exceptionally well presented three - bedroom semi - detached house has become available to let in popular Woodhall Spa.

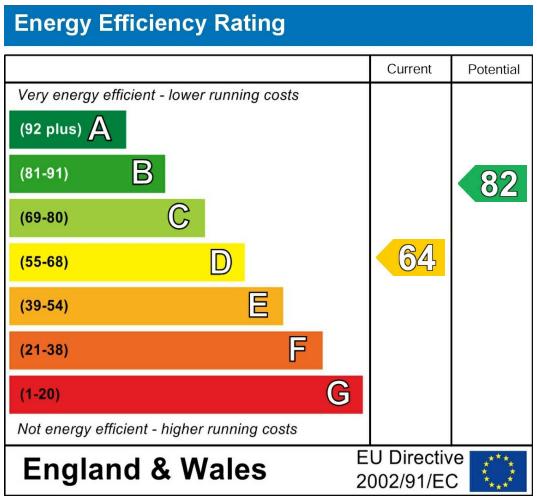
Woodhall Spa itself has a good mix of retail leisure and commercial facilities, good schooling and is a short cars journey to the Market Towns of Horncastle, Sleaford and Boston and the Historic City of Lincoln which have a further range of amenities.

The accommodation in brief comprises:-

Entrance Hall with stairs rising to the first floor. Lounge having box bay window facing the front garden and wood burning stove. A modern fitted kitchen with eye and base level units, open dining area and family room having French doors leading to the rear garden. There is a utility room with eye and base level units, cloaks area with low level WC and Belfast sink. Landing, three bedrooms, family bathroom with space saver bath with shower over, hand wash basin and vanity unit below, low level WC.

The property benefits from wardrobe storage and externally has a large enclosed rear garden mainly laid to lawn with some patio space and off street parking.









Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

Lettings Fees:- There are no application or referencing fees payable. More information on charges to Tenants including Alterations to Tenancy Agreement, Defaults, Breaches and Utilities can be found on our downloads on our website, www.robert-bell.org, and copies are displayed in our offices and can be provided on request.

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