

Connells

Sebastian Mews
Great Gonerby Grantham

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Great Gonerby Grantham NG31 8PR

for sale guide price
£110,000







Property Description

Situated in the heart of the highly desirable village of Great Gonerby and enjoying views towards the Church, this well-presented two-bedroom ground floor apartment offers practical and comfortable accommodation.

Accommodation comprises an entrance hall, a spacious lounge featuring a bay window allowing plenty of natural light, a kitchen/diner with ample space for everyday dining, one double bedroom, a generous single bedroom and a bathroom fitted with a shower over the bath.

Further benefits include electric storage heating, an allocated parking space and a large external storage shed providing useful additional storage.

Located within this sought-after village setting, the property enjoys convenient access to local amenities, transport links and Grantham town centre.

Entrance Hall

Providing access to all accommodation with useful storage space.

Lounge - 14'5" x 11'0"

A bright and spacious reception room featuring a bay window overlooking the front aspect and providing ample space for both seating and dining furniture.

Kitchen / Diner - 10'2 x 8'9"

Fitted with a range of wall and base units with work surfaces over, sink and drainer, space for appliances and room for a dining table.

Bedroom One - 10'6" X 9'3"

A well-proportioned double bedroom with space for wardrobes and additional bedroom furniture.

Bedroom Two - 8'9" x 7'11"

A good-sized single bedroom ideal as a child's room, guest bedroom or home office.

Bathroom - 7'3" x 6'5"

Fitted with a suite comprising bath with shower over, wash hand basin and W.C.

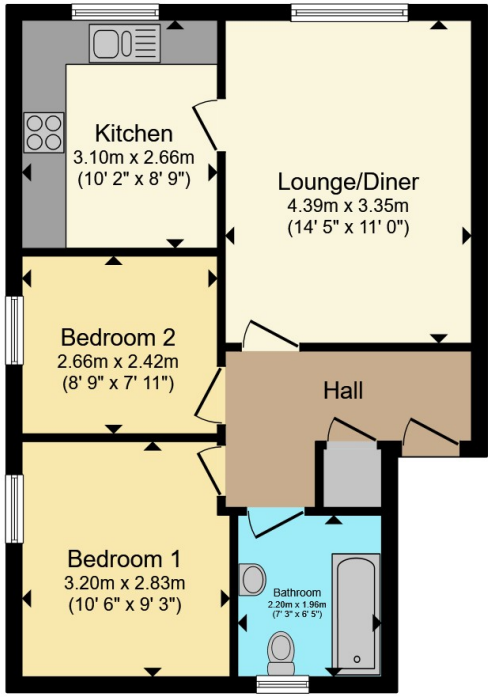
Outside

The property benefits from one allocated parking space and a large external storage shed.









Ground Floor

Total floor area 50.6 m² (545 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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To view this property please contact Connells on

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2 Watergate
GRANTHAM NG31 6PR

EPC Rating: D

Council Tax Band: A

Service Charge: 730.00

Ground Rent: Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/GRM309758

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 1989. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

The Property Ombudsman

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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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