NEWTONFALLOWELL



College Road, Sleaford
£190,000

3 1 2



3 1 2

Key Features

- Three Bed Semi-Detached House
- No Chain
- Two Reception Rooms
- Double Glazing
- South Facing Rear Garden
- Views Over Countryside
- EPC rating E
- Freehold















A Three Bedroom Semi-Detached House which has been Extended offering an additional Sun Room with South Facing Rear Gardens and Field Views, and offered to the market with No Onward Chain. the property would benefit from some cosmetic updating however both the Kitchen and Bathroom have been Upgraded in Recent Years, and further benefitting from Double Glazing, the full accommodation comprises Entrance Hall, Lounge, Kitchen, Further Inner Hall, Sun Room, Downstairs Shower Room, and Three Bedrooms to the first floor. Outside there is a driveway and further hardstanding for parking, together with an Attached Single Garage, with Enclosed and Private Gardens to the rear which are larger than average.

Lounge 4.14m x 3.58m (13'7" x 11'8")

Kitchen 3.68m x 2.87m (12'1" x 9'5")

Sun Room 2.54m x 2.84m (8'4" x 9'4")

Bedroom One 4.14m x 3.66m (13'7" x 12'0")

Bedroom Two 2.97m x 2.84m (9'8" x 9'4")

Bedroom Three 2.03m x 2.84m (6'8" x 9'4")







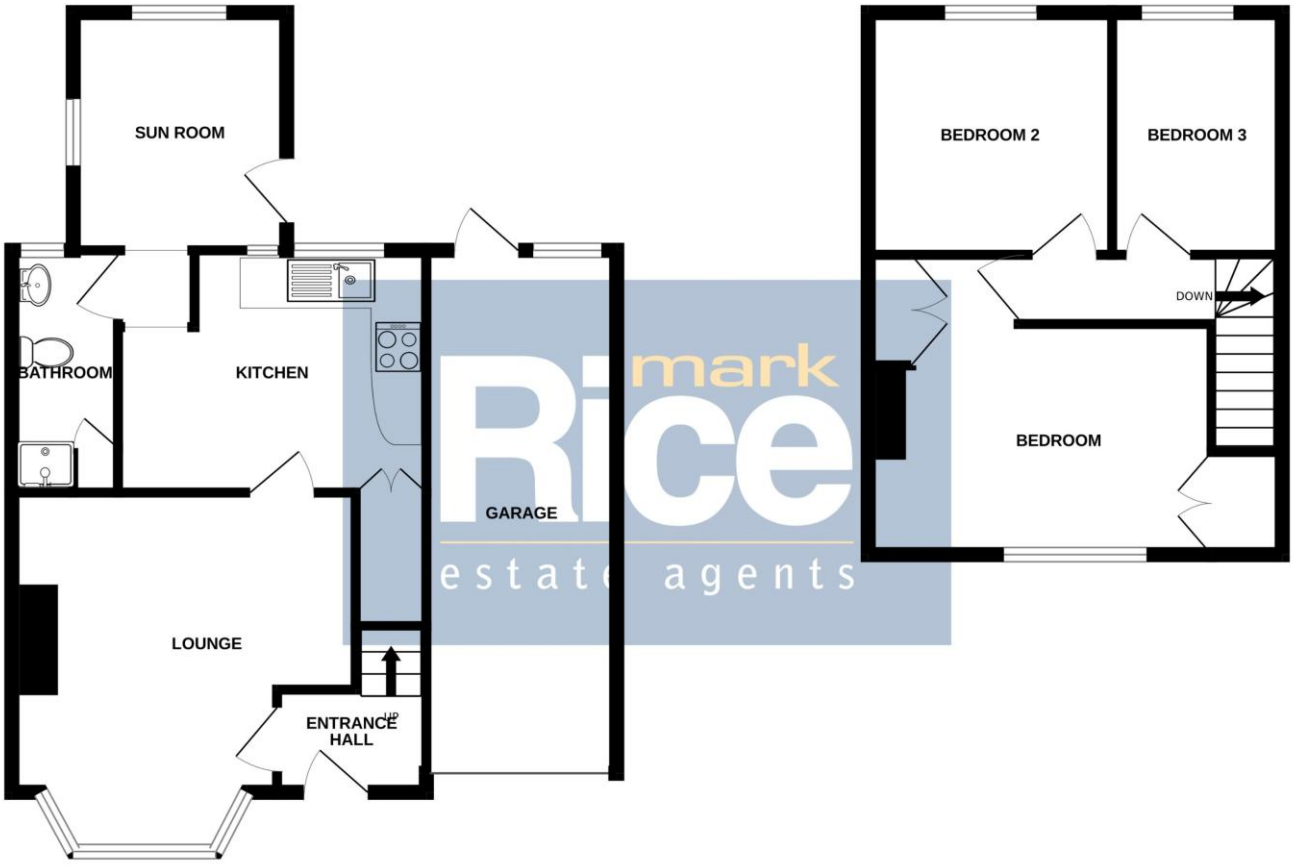






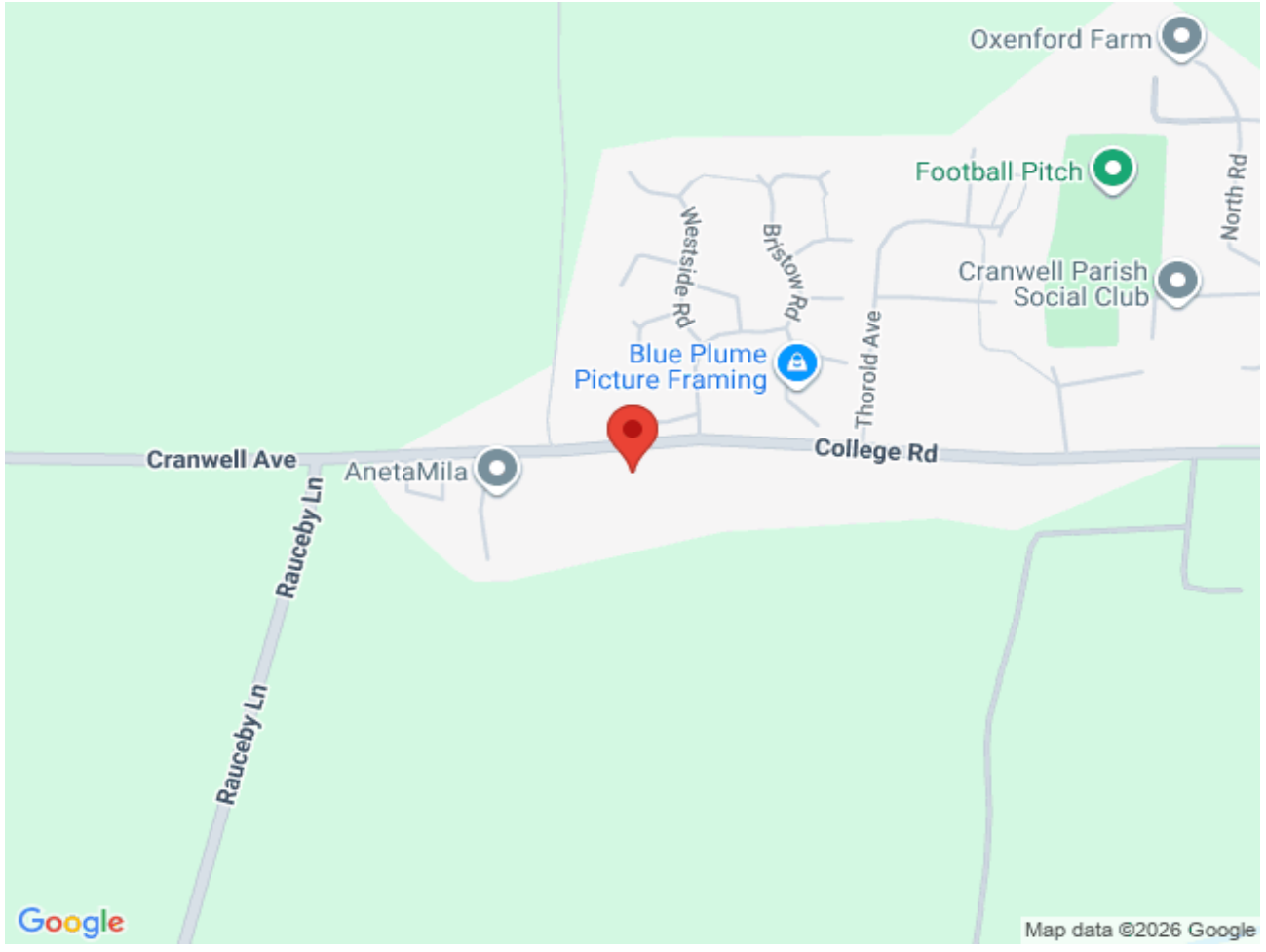
GROUND FLOOR
583 sq.ft. (54.2 sq.m.) approx.

1ST FLOOR
340 sq.ft. (31.6 sq.m.) approx.



TOTAL FLOOR AREA : 923 sq.ft. (85.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Bristow Rd
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Blue Plume Picture Framing
Thorold Ave
College Rd
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