



South Parade, Boston PE21 7PL

welcome to

South Parade, Boston

A well-presented three bedroom detached bungalow, conveniently located in Boston close to a range of local amenities and facilities. The property offers three generous sized bedrooms along with comfortable living accommodation, making it an ideal home for a variety of buyers.



Open Plan Kitchen / Diner

23' 1" x 16' 2" (7.04m x 4.93m)

A spacious open plan kitchen and dining area with ample room for a family dining table and seating area. Fitted kitchen with worktops, storage units and access to the rear of the property. Large windows provide plenty of natural light throughout.

Utility Room

7' 9" x 7' 6" extending to (2.36m x 2.29m extending to)

Convenient utility space with room for laundry appliances and additional storage.

Bedroom 1

16' 2" x 10' 1" (4.93m x 3.07m)

Generous double bedroom featuring a bay window, offering excellent space for a king-size bed and additional bedroom furniture. Direct access to the walk-in wardrobe.

En-Suite

having shower cubicle, low level WC and wash hand basin.

Bedroom 2

12' 6" x 9' 8" (3.81m x 2.95m)

Comfortable double bedroom with window overlooking the exterior, suitable for a double bed and storage furniture.

Bedroom 3

11' x 10' 6" (3.35m x 3.20m)

Well-proportioned bedroom offering flexibility as a guest room, child's bedroom or home office.

Bathroom

Fitted with a bath, WC and wash hand basin.

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



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South Parade, Boston

- 3 BEDROOM DETACHED BUNGALOW
- OPEN PLAN KITCHEN/DINING/LOUNGE AREA
- FULLY ENCLOSED REAR GARDEN
- MASTER BEDROOM WITH EN SUITE AND WALK IN WARDROBE
- CLOSE TO AMENITIES
- FAMILY BATHROOM
- VIEWING ADVISED

Tenure: Freehold EPC Rating: C

Council Tax Band: B

£250,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
BWB117140 - 0007

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