



- Semi Detached Keigar Home
- Three Storey Accommodation
- Three Bedrooms
- Master En-suite & Family Bathroom

- Downstairs WC
- Impressive Kitchen/Diner
- Off Street Parking & Garage
- Enclosed Rear Garden

Appledore Crescent, , DN17 1BT,
£220,000





Starkey&Brown are delighted to offer for sale this immaculately presented Keigar home on Appledore Crescent. The property boasts accommodation over 3 floors briefly comprising of master bedroom with en-suite to the second floor, two further bedrooms and a family bathroom to the first floor, whilst downstairs boasts an entrance hall, lounge, kitchen/diner and downstairs WC. Outside the property has off street parking for numerous vehicles, a garage and an enclosed rear garden offering an excellent degree of privacy from the rear. A quiet location, whilst still benefiting from easy access to a wide range of amenities and motorway access, call today to view! Freehold. Council tax band: C



Entrance Hall

Having door to the front aspect, radiator and stairs rising to the first floor.

Lounge

11' 1" x 17' 1" (3.38m x 5.20m)

Having uPVC double glazed window to the front aspect and radiator.

Kitchen/Diner

14' 6" x 12' 7" (4.42m x 3.83m)

Having uPVC double glazed French doors and windows to the rear aspect, radiator, ceiling spotlights, a range of wall and base units with work surfaces over, inset sink and drainer unit and built in NEFF appliances including oven, microwave, hob with extractor, washing machine and fridge freezer.

Downstairs WC

3' 1" x 6' 3" (0.94m x 1.90m)

Having WC, wash hand basin in vanity unit and radiator.

First Floor Landing

Having uPVC double glazed window to the front aspect, radiator, storage cupboard and stairs rising to the second floor.

Bedroom 2

14' 6" x 11' 0" (4.42m x 3.35m)

Having uPVC double glazed window to the rear aspect and radiator.

Bedroom 3

7' 9" x 9' 2" (2.36m x 2.79m)

Having uPVC double glazed window to the front aspect and radiator.

Family Bathroom

7' 2" x 7' 4" (2.18m x 2.23m)

Having uPVC double glazed window to the side aspect, panelled bath with shower over, wash hand basin, WC, heated towel rail and ceiling spotlights.

Second Floor Landing

Master Bedroom

10' 8" x 19' 6" (3.25m x 5.94m)

Having two uPVC double glazed windows to the front aspect, radiator, loft access and door to en-suite.

En-suite

6' 5" x 6' 3" (1.95m x 1.90m)

Having uPVC double glazed window to the rear aspect, corner shower cubicle, wash hand basin, WC and heated towel rail.

Garage

9' 3" x 16' 7" (2.82m x 5.05m)

Having roller door, light and power.

Outside Front

A block paved driveway provides off street parking for up to two vehicles, there's also access to the garage, gate to the rear garden and an outside socket.

Outside Rear

The rear garden is not directly overlooked from the rear aspect and is mainly laid to lawn with a fenced surround and patio area.

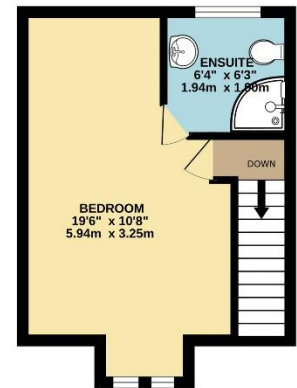
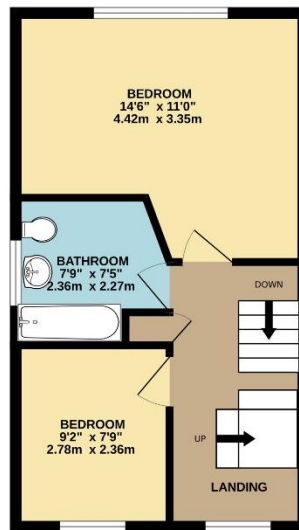
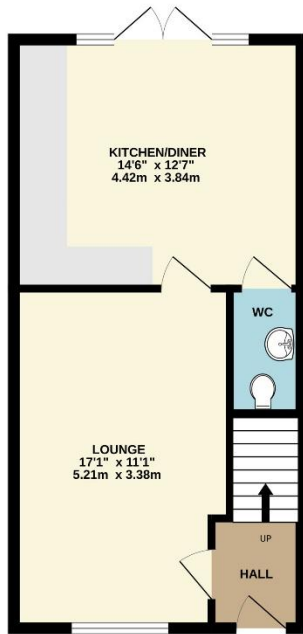




GROUND FLOOR

1ST FLOOR

2ND FLOOR



In order that we can assist you with your move as smoothly and efficiently as possible, our preferred Mortgage Adviser, can offer you advice on all your mortgage and protection needs, tailored to your individual circumstances. It will also be part of our qualifying process that you speak with our Mortgage Adviser when we ask the vendor to consider your offer. Your details may be passed onto third parties, please advise us if you do not wish this to happen.

Money Laundering regulations 2003: It is a mandatory requirement that all purchasers and sellers produce identification documentation before we can proceed with any sale. We thank you for your co-operation. Services: We regret that none of the services, equipment or appliances at the property have been tested by ourselves and therefore we cannot guarantee their working order or condition. Potential purchasers are strongly advised to carry out their own tests or enquiries before finalising their purchase. These particulars are issued as a general guide and do not form part of any contract nor do they at any stage represent factual information. Starkey & Brown trading as Starkey & Brown Ltd, 34 Silver Street, Lincoln, LN2 1EH. Company Registration Number 6081031

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Important Information:

All measurements are approximate. We have not tested any appliances or services within this property and cannot verify them to be in working order or within the vendors/s ownership. We have not verified the tenure of the property, type of construction or the condition thereof. Intending purchasers should make appropriate enquiries through their own solicitors and surveyor etc, prior to exchange of contract.

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