



61 Broadgate

Whaplode Drove PE12 0TN

£260,000



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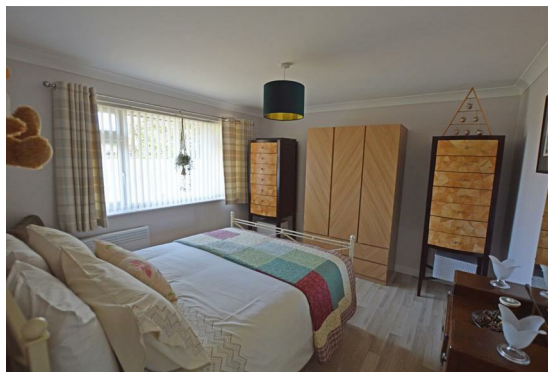
Immaculately presented, this detached Bungalow enjoys a Village Location only a short walk from the local Village Stores And Post Office. There is a petrol station also nearby and the Elizabeth Community Centre. Approximately 12 minutes car journey from Crowland Town centre the location has easy access to the A16 Peterborough/Spalding Road.

With updated electric heating and PVCu double glazing the accommodation comprises; Entrance Hall with an airing cupboard and doors to; lounge with a wood burner feature, fitted Kitchen Breakfast Room, Conservatory with access to the rear Garden, two double Bedrooms and a Bathroom.

Outside is ample off road parking behind security giving five bar gates, attractive, well tended gardens and a single Garage.

Viewing of this attractive, single storey living property is strongly urged.

Tenure Freehold
Council Tax B





Entrance Hall

Lounge

13'5" x 12'9" (4.10m x 3.89m)
Wood burner feature.

Kitchen Breakfast Room

9'5" x 8'10" (2.89m x 2.71m)
Fitted with an attractive range of base, tall and eye level units in contrasting colours, fitted electric oven and an induction hob, dishwasher, plumbing for a washing machine, space for a fridge and freezer. Door to



Conservatory

9'10" x 9'1" (3.02m x 2.77m)
PVCu construction with French doors to the rear Garden.

Bedroom 1

11'10" x 11'9" (3.62m x 3.59m)

Bedroom 2

10'8" x 10'8" (3.27m x 3.26m)

Bathroom

Outside

To the front of the property is a gravel drive behind five bar vehicle and personnel gates with a lawn and floral borders. A second five bar gate leads to the side and rear gardens which has a gravel driveway ,hardstanding and single Garage. The rear garden is laid to lawn with floral borders and a pergola covered decking seating area.



Floor Plan



Viewing

Please contact our Crowland Office on 01733 259995 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.



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Area Map



Energy Efficiency Graph

