



91 Lingfield Park, Bourne, PE10 0ZD  
£199,950

### ENTRANCE HALL

Stairs to first floor, door to living room

### LIVING ROOM 15'1" x 10'5" (4.6 x 3.2)

Double glazed window to front aspect, carpet flooring

### CLOAKROOM WC

Low level wc, wash hand basin

### KITCHEN DINING ROOM 13'1" x 10'2" (4.0 x 3.1)

Double glazed doors and windows to rear gardens, fitted with a matching range of floor and wall units with work surfaces over, integrated and free standing appliances, dining space

### FIRST FLOOR LANDING

Loft access, carpet flooring

### BEDROOM 13'5" x 9'2" (4.1 x 2.8)

Double glazed window, carpet flooring

### BEDROOM 13'5" x 8'2" (4.1 x 2.5)

Double glazed window, carpet flooring

### BATHROOM

Matching white bathroom suite with tiled surrounds

### OUTSIDE

Rear gardens laid to lawn patio area, fully enclosed by fencing, gated side access

