



Foundry Road Stamford, PE9 2PY

A beautifully appointed four bedroom, two bathroom detached family home enjoying a highly sought after position within walking distance of Stamford town centre, Waitrose and St Gilberts Primary School. Offering a stunning open plan kitchen dining room, spacious living room, separate study and utility room, together with a south westerly garden, driveway parking and solar panels.

£2,500 PCM

Foundry Road

Stamford, PE9 2PY



- Detached Stamford stone family home
- sitting room and separate home office/study
- South westerly landscaped rear garden
- Superb 23 ft open plan kitchen dining room with central island
- Four genuine double bedrooms
- Block paved driveway providing private parking
- Full width bi-fold doors opening onto the rear garden
- Principal suite with fitted wardrobes and en suite
- Walking distance to Stamford town centre, Waitrose and St Gilberts School
- Please Refer to Attached Key Facts for Tenants For Material Information Disclosures

Entry

Living Room

14'9 x 12'10 (4.50m x 3.91m)

Inner Hall

19'8"22'11" x 16'4"16'4" (6'7 x 5'5)

Kitchen/Dining Room

22'8 x 12'0 (6.91m x 3.66m)

Home Office/Study

7'3 x 7'2 (2.21m x 2.18m)

Utility Room

7'3 x 6'6 (2.21m x 1.98m)

Cloakroom

First Floor Landing

8'9 x 6'7 (2.67m x 2.01m)

Master Bedroom

12'9 x 12'0 (3.89m x 3.66m)

Ensuite

Bedroom 2

11'11 x 10'6 (3.63m x 3.20m)

Bedroom 3

11'6 x 8'11 (3.51m x 2.72m)

Bedroom 4

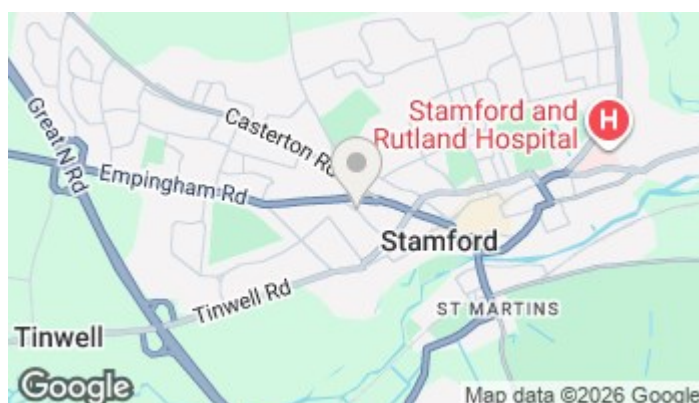
12'9 x 7'11 (3.89m x 2.41m)

Bathroom

7'2 x 6'9 (2.18m x 2.06m)

Enclosed Rear Garden

Off Street Parking - 2 Cars

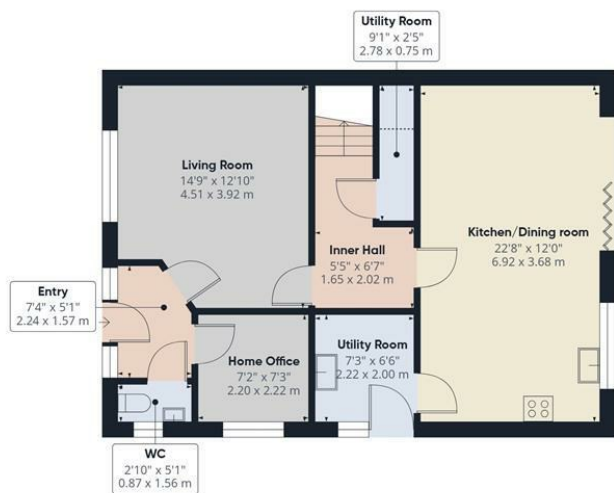


Directions

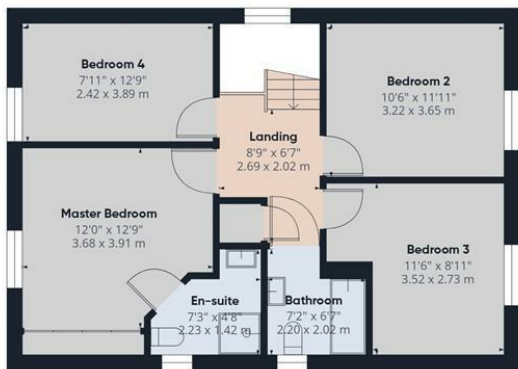
Please use the following postcode for Sat Nav guidance - PE9 2PY



Floor Plan



Ground Floor



Floor 1

Approximate total area⁽¹⁾
1354 ft²
125.7 m²

Reduced headroom
7 ft²
0.6 m²

(1) Excluding balconies and terraces

Reduced headroom
..... Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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