



Foundry Road
Stamford PE9 2PY

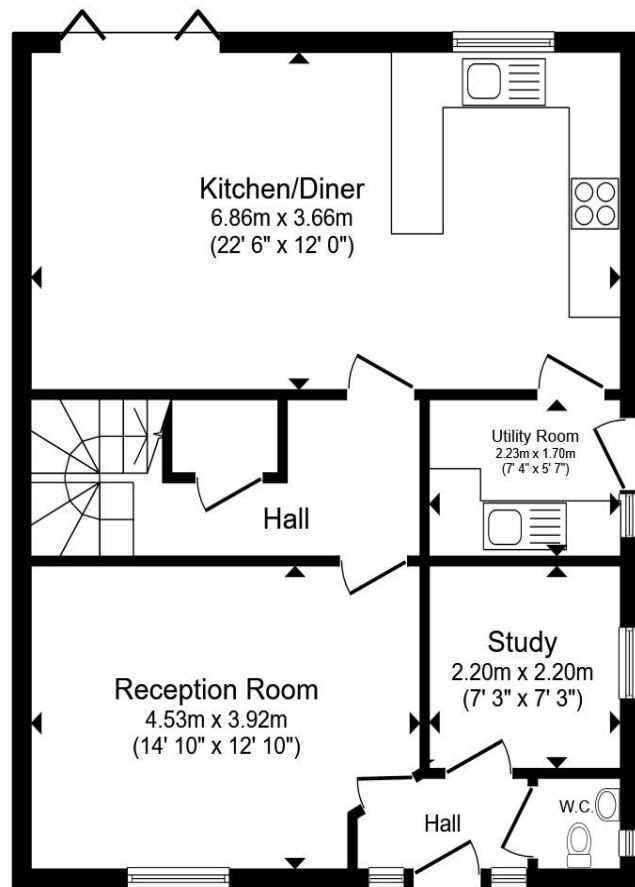


KNIGHT
PARTNERSHIP

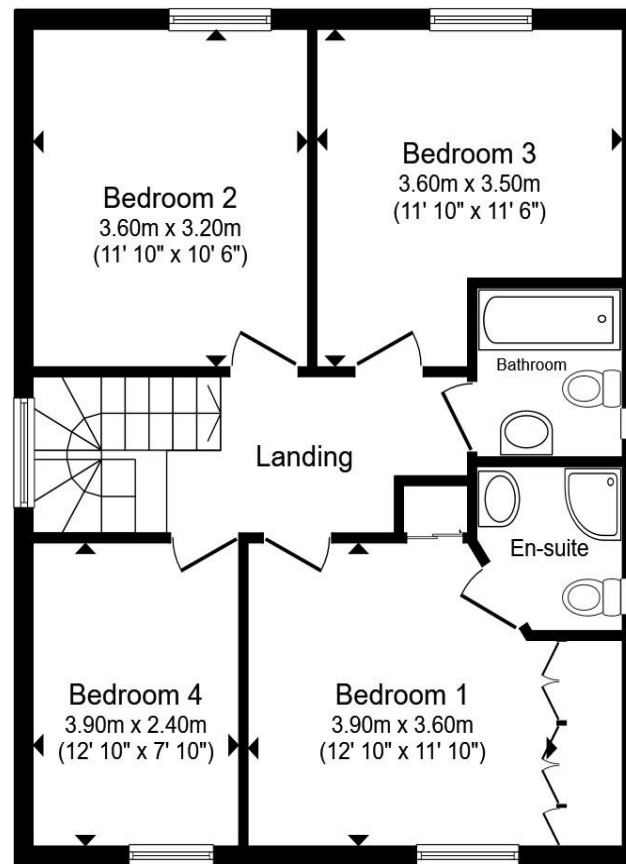
Welcome to **Foundry Road**

This immaculately presented modern family home is located within walking distance of the town centre, with local amenities and schooling nearby, and benefitting from a lovely kitchen dining room, off-road parking, and solar panels. Viewing is highly recommended!





Ground Floor



First Floor

Total floor area 121.3 sq.m. (1,306 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



Welcome to

Foundry Road

- Detached Four Bedroom Family Home
- Spacious & Well-Configured Accommodation
- Four Double Bedrooms
- Principal Bedroom with En-Suite
- Fabulous Kitchen Dining Room with Bi-Fold Doors
- Utility Room & Study
- Driveway for Off Road Parking
- Solar Panels

Tenure: Freehold EPC Rating: C

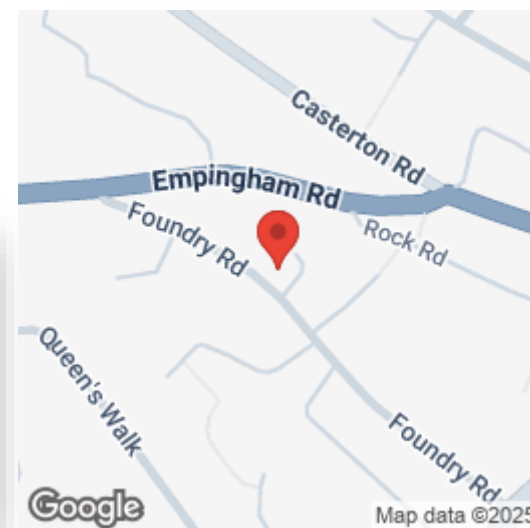
Council Tax Band: E

A modern stone-built family home thoughtfully configured to offer accommodation comprising: Entrance hall with cloakroom and door through to a home office and lounge. The lounge leads through to the central stairwell with cupboard under the stairs and door through to the kitchen dining room fitted with a Bakehouse kitchen with integrated Neff appliances including fridge freezer, dishwasher, double oven and induction hob, the dining area benefits from bi-fold doors opening onto the garden. In addition, there is a utility room also fitted with Bakehouse kitchen units, and with door to the side access.

Upstairs the Principal bedroom benefits from built in wardrobes and ensuite shower room, there are three further well-balanced bedrooms and family bathroom three-piece suite including a shower over the bath.

Outside the property is set behind a block paved forecourt offering parking, there is side access to the rear garden which has been laid with artificial lawn and patio and enjoys a south westerly aspect. The property also benefits from having solar panels.

£650,000



Please note the marker reflects the postcode not the actual property

 **01780 765060**

 **mailroom@knightpartnership.com**

 **3 Red Lion Street, STAMFORD, Lincolnshire, PE9 1PA**

 **knightpartnership.com**

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Knight Partnership is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



KNIGHT
PARTNERSHIP

Property Ref:
SMD105180 - 0003