



HARRIER WAY, MARKET DEEPING, PE6 8UN
£118,000 LEASEHOLD

40% SHARED OWNERSHIP. An attractive and spacious home located within this popular modern development, tastefully finished with the spacious kitchen dining room the focal point of the home to work around modern day living, a comfortable light sitting room, cloakroom, three bedrooms, two bathrooms

Market Deeping | 01778 347098 | marketdeeping@winkworth.co.uk

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An attractive and spacious home located within this popular modern development, tastefully finished with the spacious kitchen dining room the focal point of the home to work around modern day living, a comfortable light sitting room, cloakroom, spacious main bedroom with en-suite, two further well proportioned bedrooms and family bathroom. A pleasant rear west facing rear garden, enables new owners to take advantage of the afternoon and evening sunshine.

ACCOMMODATION

With entrance door through to;

ENTRANCE HALL

With radiator, power points, plastered ceiling, stairs to first floor accommodation

CLOAKROOM

With frosted UPVC window to front aspect, fitted with two-piece suite with close coupled wc, pedestal wash hand basin, radiator, plastered ceiling

KITCHEN DINING ROOM

15'8 maximum x 16'1 a lovely spacious room to work around modern day living with UPVC window to front aspect, a range of modern wall and base level storage units with contrasting work surface, built in electric oven, with four ring gas hob and stainless steel extractor hood over, space for washing machine, dishwasher and fridge freezer, stainless steel sink unit with mixer tap, radiator, power points, French Doors opening out to the patio and garden

SITTING ROOM

9'7 x 16'2 with UPVC window to front aspect, power points, radiator, TV point, French Doors to patio and garden

LANDING

With UPVC window to rear, power points, radiator

BEDROOM ONE

11'8 x 13' with UPVC to front aspect, power points, radiators, plastered ceiling, door to;

EN-SUITE

With frosted UPVC window to front aspect, three-piece suite with close coupled wc, pedestal wash hand basin, tiled shower cubicle with shower over, plastered ceiling

BEDROOM TWO

10'4 x 9'9 with UPVC window to front aspect, built in double wardrobe, power points, radiator, access to loft space

BEDROOM THREE

6'7 x 7'4 with UPVC window to rear aspect, radiator, power points, plastered ceiling

BATHROOM

With UPVC frosted window to rear aspect, three-piece suite with close coupled wc, pedestal wash hand basin, panelled bath with mixer tap, heated towel rail, plastered ceiling

OUTSIDE

Set along a small enclave with an attractive frontage, with hedging and white gravel borders flanking the lawn area with

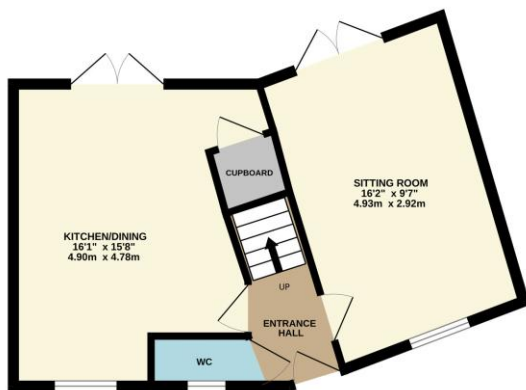
pathway leading to the entrance door, with the driveway to the side of the property providing off road parking, with potential to create an additional space by moving back the fence boundary. The rear garden is enclosed by timber panelled fencing to side and rear aspect, mainly laid to lawn with patio seating area, outside cold-water tap, side gated access.

AGENT NOTES

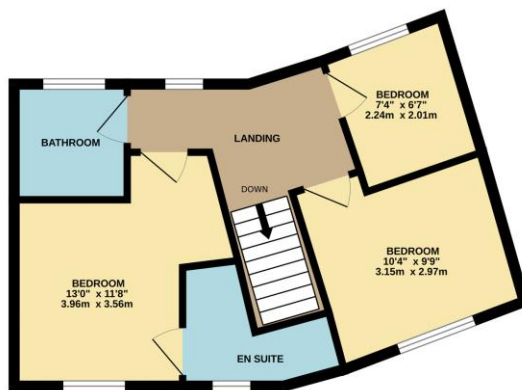
The vendor informs us that the rental figure for the remaining 60 % is currently £462.10 per month which also includes a £45 per month service charge



GROUND FLOOR
410 sq.ft. (38.1 sq.m.) approx.

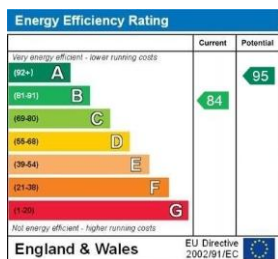


1ST FLOOR
410 sq.ft. (38.1 sq.m.) approx.



TOTAL FLOOR AREA : 820 sq.ft. (76.2 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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