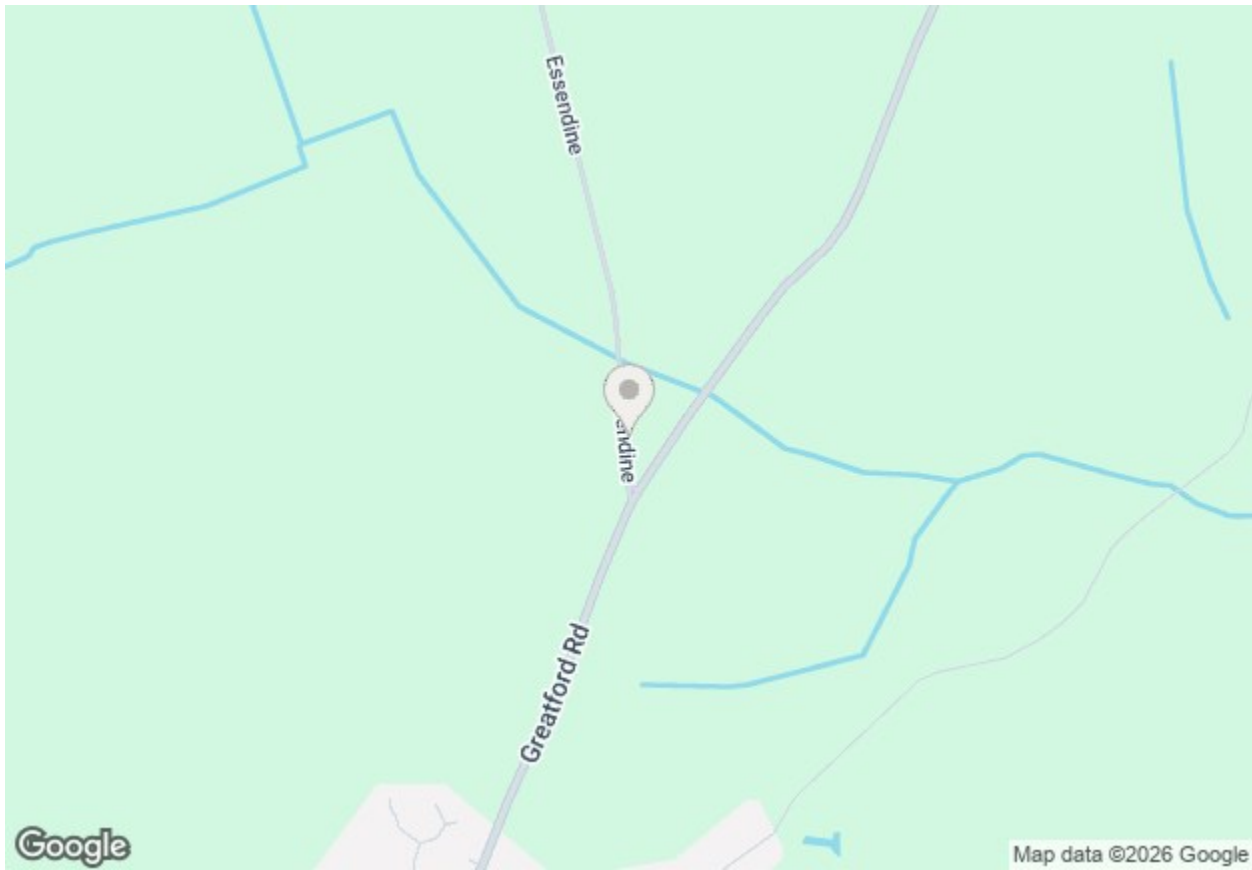




Kimberley Essendine Road, Uffington, Stamford, PE9 4SR

Enjoying a peaceful rural setting on the edge of the highly desirable village of Uffington, this exceptional individual detached bungalow occupies a generous plot with attractive open field views and offers beautifully presented, flexible accommodation finished to a high specification throughout. Combining the tranquillity of village life with easy access to Stamford, this superb home offers the best of both worlds.

Thoughtfully designed for modern living, the accommodation is centred around a stunning open-plan kitchen family room, beautifully refitted with quality cabinetry, integrated appliances, a substantial central island and ample space for both dining and entertaining. The kitchen flows seamlessly into the family living space, creating the true heart of the home, while a separate utility room provides additional practicality and internal access to the integral storage garage.

The versatile living accommodation continues with a generous sitting room, a separate living room and a bright conservatory opening onto the rear decking, allowing the living space to extend effortlessly outdoors.

The impressive principal suite benefits from a stylish en-suite shower room and walk-in wardrobe, while three further double bedrooms are served by a recently refitted contemporary family bathroom, providing excellent accommodation for family members and guests alike.

The property is approached via a gated entrance leading to an extensive gravelled driveway, providing ample parking for numerous vehicles and access to the integral storage garage with electric up-and-over door. The beautifully maintained gardens surround the bungalow and feature two decked seating areas, a patio, generous lawns and well-stocked shrub borders, creating a private and peaceful setting from which to enjoy the surrounding countryside.

Offers In Excess Of £600,000 Freehold

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

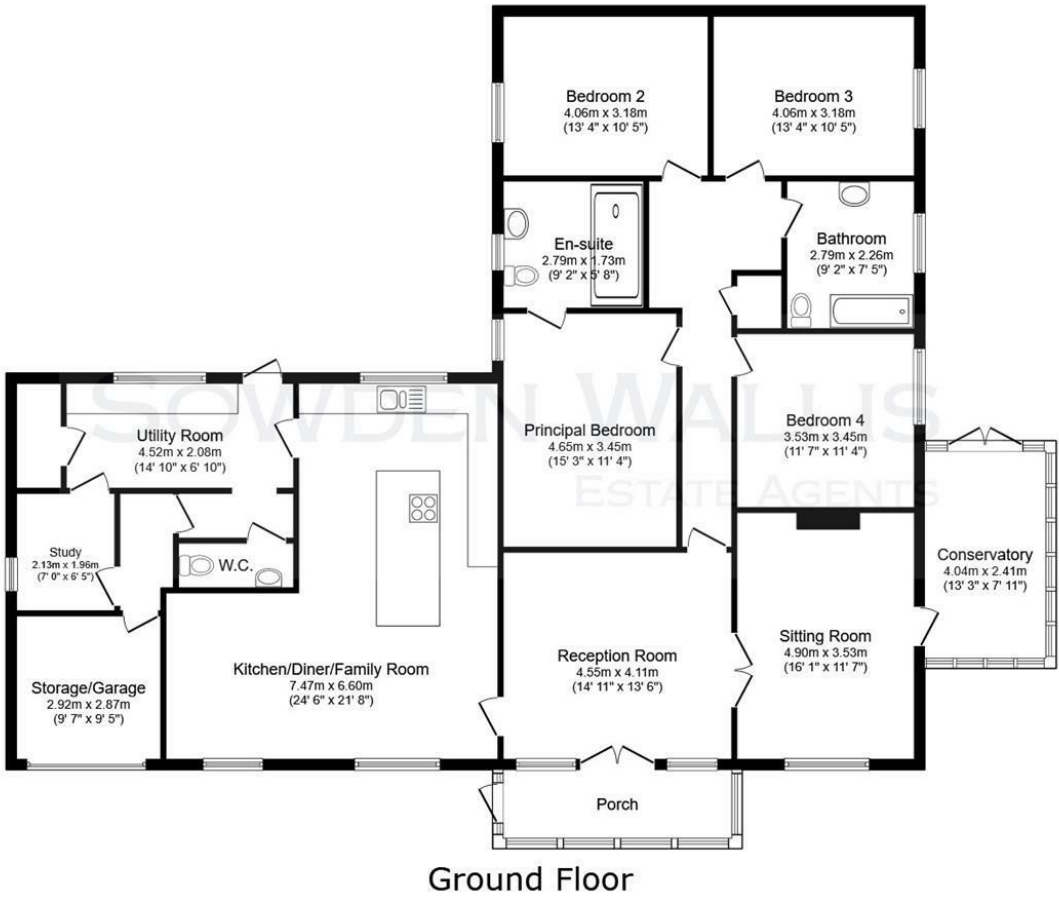
- Spacious detached bungalow
 - Spacious kitchen diner with family area
 - Four bedrooms, with an en-suite to the Principal bedroom
 - Oil fired central heating
 - Titan bio septic tank
- Set close to Stamford with rural views to the front
 - Finished to a high standard throughout
 - Four reception rooms
 - Lawn garden with decking & patio area
 - EPC - C, Council Tax Band - F



ACCOMMODATION:

Porch 3.76m x 1.91m (12'4 x 6'3)	Utility Room 2.08m x 4.52m (6'10 x 14'10)
Reception Room 4.19m x 4.55m (13'9 x 14'11)	Hallway
Sitting Room 4.90m x 3.53m (16'1 x 11'7)	Principal Bedroom 4.65m x 3.45m (15'3 x 11'4)
Conservatory 2.41m x 4.04m (7'11 x 13'3)	En-suite 1.73m x 2.79m (5'8 x 9'2)
Kitchen / Diner 7.47m x 3.96m (24'6 x 13)	Bedroom Two 3.18m x 4.06m (10'5 x 13'4)
Family Area 3.33m (10'11)	Bedroom Three 4.06m x 3.18m (13'4 x 10'5)
Storage/ Garage 2.87m x 2.92m (9'5 x 9'7)	Bathroom 2.79m x 2.26m (9'2 x 7'5)
Office 1.96m x 2.13m (6'5 x 7)	Bedroom 4 3.45m x 3.53m (11'4 x 11'7)
	W/C 1.98m x 0.89m (6'6 x 2'11)

FLOOR PLAN:



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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any 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