





- Detached Family Home
- Enviable Position
- Four Bedrooms, Master En-Suite
- Versatile Living Accommodation
- Well-Presented Throughout
- Large, Gated Drive & Double Garage
- Generous, Private Plot
- NO CHAIN!

Kingsway, Nettleham, LN2 2QA
£595,000

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Tucked away down a private driveway, occupying a generous and beautifully private plot, is this well-presented detached family home in the award-winning village of Nettleham.

Offering spacious and versatile accommodation throughout, the property briefly comprises an entrance hallway, ground floor WC, lounge diner with French doors opening onto the rear garden, sitting room with bay window overlooking the garden, separate dining room, kitchen with a bespoke range of units, spacious utility room and walk-in pantry.

To the first floor is an impressive galleried landing, four well-proportioned bedrooms, en-suite shower room to the master bedroom and a family bathroom.

Outside, the property is approached via remote-controlled electric gates leading to a generous driveway providing ample parking and turning space for several vehicles, together with a detached brick-built double garage with electric door. The substantial rear garden extends around the side of the property, offering an excellent degree of privacy and a wonderful space for outdoor living.

A rare opportunity to acquire a spacious family home in a secluded setting within one of Lincoln's most sought-after villages. NO ONWARD CHAIN!

Call Starkey&Brown today to arrange your viewing.

Council tax band: F. Freehold.







Entrance Hallway
Having a front entrance door, oak wooden flooring, a radiator, a coved ceiling, stairs rising to the first floor, a cloak cupboard, and an understairs storage cupboard.

Ground Floor WC
Having a low-level WC, wall-hung wash hand basin, ceramic tiled floor, a radiator, and an extractor.

Lounge Diner
Having a bow window to the front aspect, a coal-effect electric fireplace with a granite hearth, inset and wooden surround, two radiators, a coved ceiling, and French doors overlooking the rear garden.

Sitting Room
Having a walk-in bay window overlooking the rear garden, a radiator, and a coved ceiling.

Kitchen
Having a bespoke range of wall and base units, one and a half bowl stainless steel single drainer unit with mixer taps over, built-in oven, gas hob with cooker hood over, built-in microwave oven, integral fridge, space for an American style fridge freezer, laminate wood-effect flooring, a radiator, a coved ceiling, LED downlights, pantry and French doors leading into:

Dining Room
Having a radiator and a coved ceiling.

Utility
Having a single drainer stainless steel sink unit with tiled splash backs and base unit beneath, space for a range of appliances, Worcester central heating boiler, large walk-in storage cupboard/pantry, ceramic tiled floor, a radiator and stable style uPVC door leading to side.

Galleried First Floor Landing
Having an airing cupboard housing the hot water cylinder and access to the loft with a loft ladder.

Master Bedroom
Having a range of fitted wardrobes with matching dressing unit and bedside cabinet, a radiator, and a coved ceiling.

En-Suite
Having a spacious three-piece suite comprising a tiled shower cubicle with mains-fed shower and a folding glass shower door, wash hand basin set in vanity unit, low-level WC, a radiator, fully tiled walls, coved ceiling and an extractor.

Bedroom 2
Having a radiator and a coved ceiling.

Bedroom 3
Having a radiator and a coved ceiling.

Bedroom 4
Having a radiator and a coved ceiling.

Bathroom
Having a four-piece suite comprising a panelled bath with mains-fed shower and glass shower screen over, pedestal wash hand basin, low-level WC, bidet, ceramic tiled floor, a radiator, part tiled walls, electric shaver point and an extractor.

Outside Front
Remote-controlled double gates giving access to the driveway and turning area with space for several vehicles, access to double garage, lawned garden area with outside lighting, a wide variety of mature shrubs and trees, secure gates at both sides leading to the rear garden.

Double Garage
Having remote control up and over door, power and light, and uPVC door leading to side.

Outside Rear
To the rear of the property is a generous-sized established garden, extending to the side and offering an excellent degree of privacy, being mainly laid to lawn with a wide variety of flowers, plants, shrubs and trees, two paved patio areas and outside lighting.





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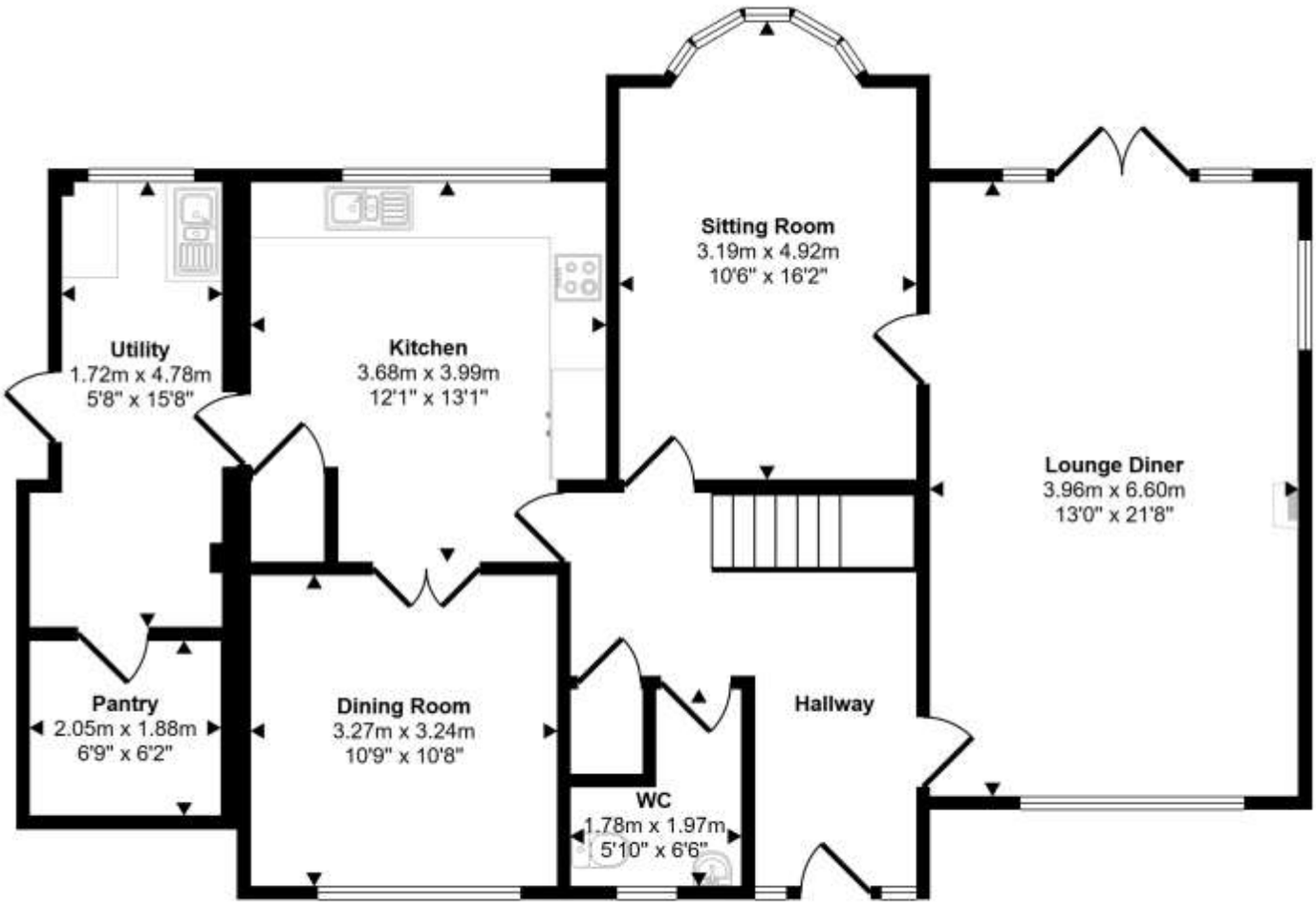








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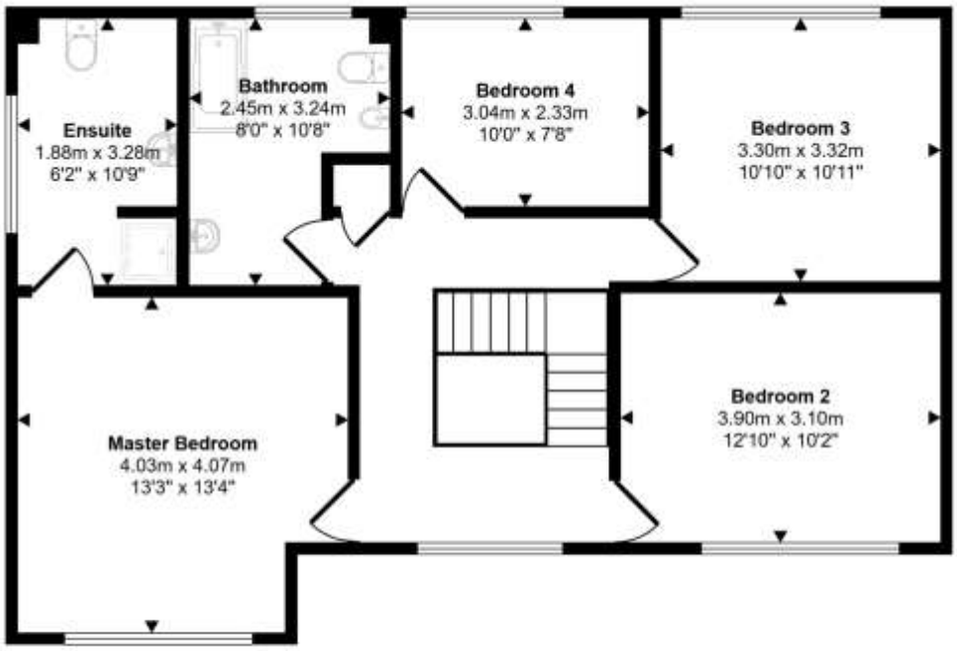


Ground Floor

Approx 100 sq m / 1073 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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First Floor

Approx 77 sq m / 824 sq ft

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Garage

Approx 26 sq m / 278 sq ft

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