



30 Hardwick Close
Crowland PE6 0FP
£250,000

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Only a short walk from Crowland town centre with its many amenities and historical landmarks, this spacious semi detached house also has easy access to the A16 Peterborough/Spalding Road. Public transport stops nearby and there are schools for younger children a short drive away.

The accommodation comprises; Entrance Hall with the stairs to the first floor Landing, good size Lounge and a well appointed, generous Kitchen Diner with access to the rear Garden. There is also a Cloakroom W.C.

The first floor Landing leads to three Bedrooms and family Bathroom whilst outside is parking for two vehicles and an enclosed rear Garden.

Located at the bottom of a quiet Cul De Sac viewing is recommended.

Tenure Freehold
Council Tax B





Entrance Hall
Stairs to the first floor Landing

Lounge
14'5" max x 12'3" max (4.40m max x 3.75m max)

Kitchen Diner
15'11" max x 13'9" max (4.87m max x 4.20m max)

Fitted with numerous base and eye level units with an Island Breakfast Bar and worktop, integrated electric oven with hob and hood above, fridge freezer, wine cooler, dishwasher, plumbing for a washing machine. PVCu French Doors to the rear Garden, rustic floor tiles. Door to



Cloakroom W.C.

Landing
Doors to



Bedroom 1
12'4" x 9'4" (3.78m x 2.87m)
Two built in wardrobes

Bedroom 2
10'2" x 8'10" (3.10m x 2.70m)

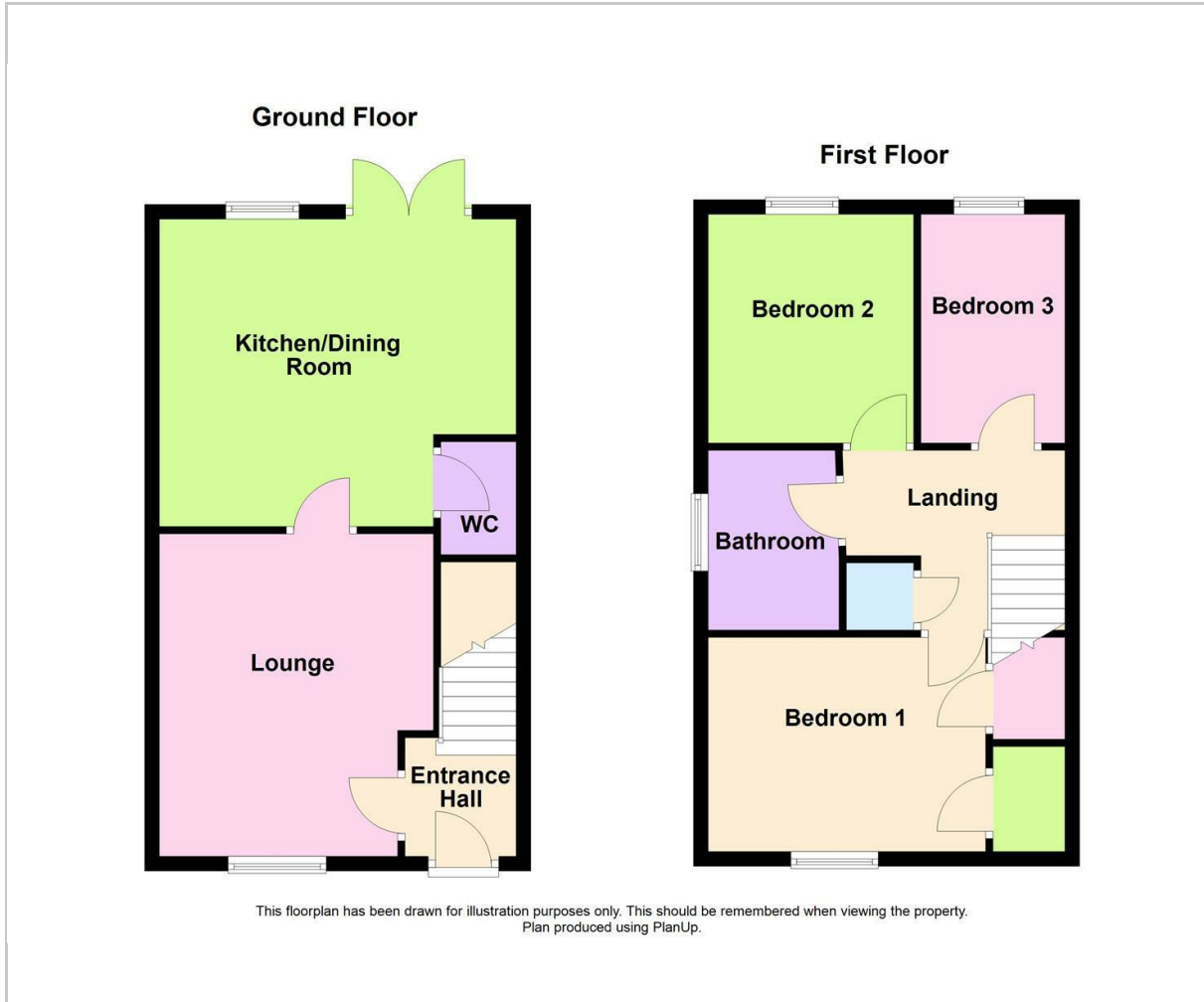
Bedroom 3
10'2" x 6'5" (3.10m x 1.98m)

Bathroom

Outside
To the front of the property is an open plan garden with allocated parking for two vehicles. Gated side access leads to an enclosed garden which is laid mainly to lawn with a good size patio area.



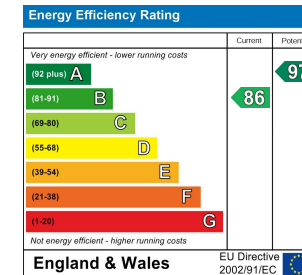
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Crowland Office on 01733 259995 if you wish to arrange a viewing appointment for this property or require further information.

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