



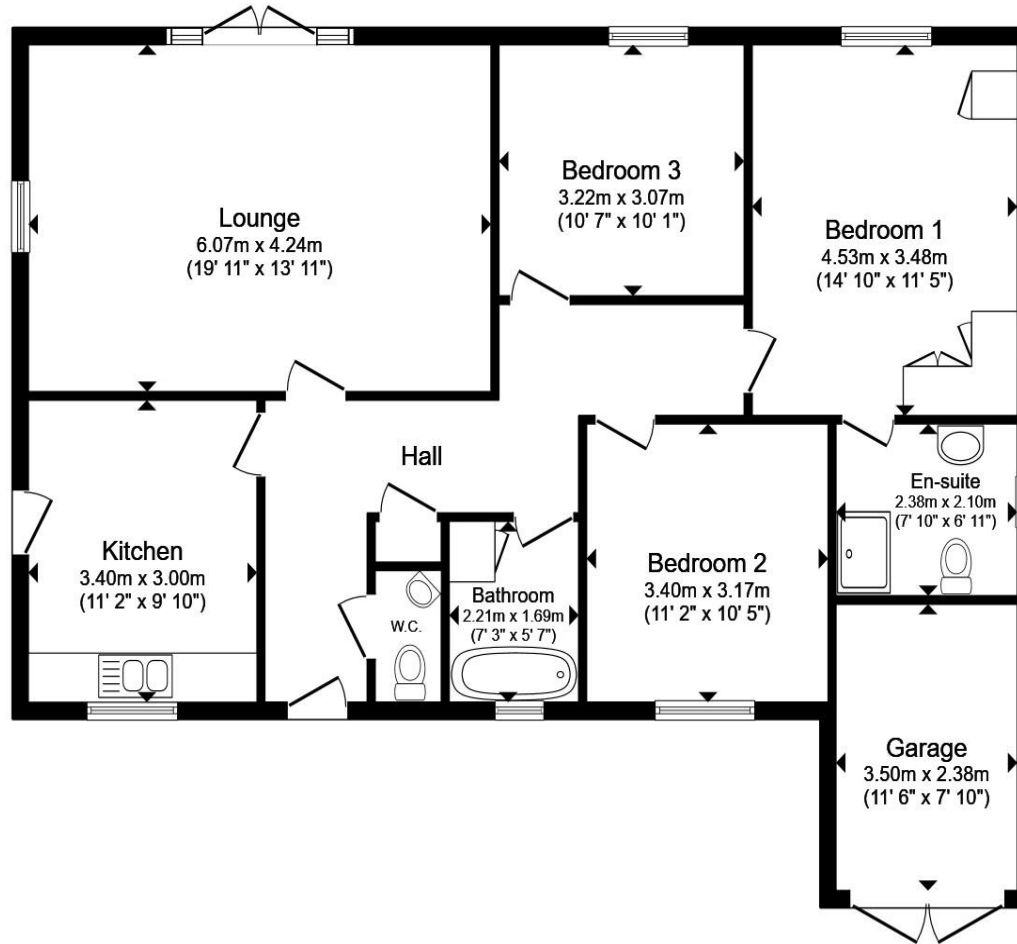
Ashlawn Drive, BOSTON PE21 9PT

welcome to

Ashlawn Drive, BOSTON

A well-presented three-bedroom detached bungalow offering spacious, single-story living in a quiet residential setting. With generous rooms, a private garden, and practical parking, it's an ideal home for downsizers, families, or anyone seeking comfortable, low-maintenance living.





Lounge
13' 10" x 19' 11" (4.22m x 6.07m)

Kitchen
11' 1" x 9' 10" (3.38m x 3.00m)

Entrance Hall

Bedroom 1
11' 5" x 13' (3.48m x 3.96m)

Ensuite Wetroom

Bedroom 2
10' 5" x 10' 10" (3.17m x 3.30m)

Bedroom 3
10' 10" x 10' 4" (3.30m x 3.15m)

Bathroom

Garage

Garden

Total floor area 109.7 m² (1,180 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

Ashlawn Drive, BOSTON

- Detached bungalow in desirable area Close to local town amenities, popular schools and Pilgrim hospital as well as town centre being within walking distance
- No onward chain
- Corner plot with large front, side and rear enclosed gardens
- Three well-sized bedrooms suitable for family or flexible use
- Bright and spacious lounge

Tenure: Freehold EPC Rating: C
Council Tax Band: C



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/BWB116474



Property Ref:
BWB116474 - 0015

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.

William H Brown 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.



william h brown



01205 351010



Boston@williamhbrown.co.uk



14 Wide Bargate, BOSTON, Lincolnshire, PE21 6RH



williamhbrown.co.uk