

FOR SALE

MARTIN & CO



All Saints Mews, Gainsborough

5 Bedrooms, 2 Bathroom + GF W/C, Mid-terraced

Asking Price Of £120,000

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- No onward chain
- Flexible family living space
- En-suite shower room to principal bedroom
- Five-bedroom townhouse
- Low-maintenance courtyard garden

A spacious five-bedroom townhouse arranged over three floors, ideally located within easy walking distance of Gainsborough town centre and offered for sale with NO ONWARD CHAIN.

110 All Saints Mews is a deceptively spacious modern townhouse which offers a particularly flexible layout, making it well suited to family living or, equally, an investment purchase.

The property is well maintained throughout and, whilst there is scope for a new owner to make some decorative changes and put their own stamp on the accommodation, it is essentially ready to move into and enjoy from day one.

The ground floor provides a welcoming entrance hall with stairs rising to the upper floors, together with a generous lounge and a well-proportioned kitchen/diner. The dining area benefits from French doors opening directly onto the rear garden, creating a practical connection between the living accommodation and outside space.

The first floor provides two good-sized double bedrooms alongside a contemporary family bathroom.

Moving to the second floor, there are three further bedrooms, providing excellent flexibility for a growing family, home office or occasional guest accommodation. The principal bedroom also benefits from its own en-suite shower facilities.

Externally, the property has a small front buffer garden with paved pathway leading to the entrance, whilst the rear offers a low-maintenance courtyard-style garden, providing useful outside space without requiring extensive upkeep.



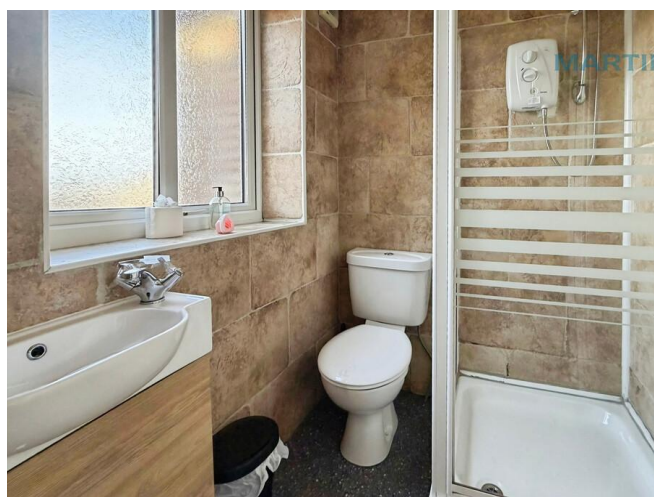


The property's location is another significant attraction, being within walking distance of Gainsborough Market Place, with a range of local shops, amenities and services close at hand.

With five bedrooms, accommodation arranged across three floors, a manageable garden and no onward chain, this is a versatile property that offers plenty of space for family buyers while requiring only some cosmetic updating to make it feel truly their own.

Early viewing is recommended to appreciate the space and flexibility this property has to offer.

Estate agents operating in the UK are required to conduct Anti-Money Laundering (AML) checks in compliance with the regulations set forth by HM Revenue and Customs (HMRC) for all property transactions. It is mandatory for both buyers and sellers to successfully complete these checks before any property transaction can proceed. Our estate agency uses Coadjute's Assured Compliance service to facilitate the AML checks. A fee will be charged for each individual AML check conducted £45.00 + VAT





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