



## Gas Lane

Stamford, PE9 2HP

This charming end-terrace property is beautifully presented throughout and must be viewed to fully appreciate the generous and surprisingly spacious accommodation it offers. Ideally positioned in a discreet setting, it is just a short walk from Stamford's town centre and its wide range of local amenities.

£1,100 PCM

# Gas Lane

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- Period End Of Terrace
- Sitting Room
- Bathroom
- Very Close To The Town Centre
- Kitchen + Conservatory/Dining Room
- Courtyard Garden
- Well Presented Throughout
- 2 Bedrooms + Loft Room
- Please refer to attached Key Facts for Buyers for Material Information disclosures

## Sitting Room

13'6" x 10'6" (4.11 x 3.20)

## Inner Hall

## Kitchen

11'11" x 11'1" (3.63 x 3.38)

## Conservatory/Dining Room

9'8" x 9'8" (2.95 x 2.95)

## Landing

## Bedroom

13'7" x 10'9" (4.14 x 3.28)

## Bedroom

6'0" x 11'1" (1.83 x 3.38)

## Bathroom

## Loft Conversion

11'3" x 15'11" (3.43 x 4.85)



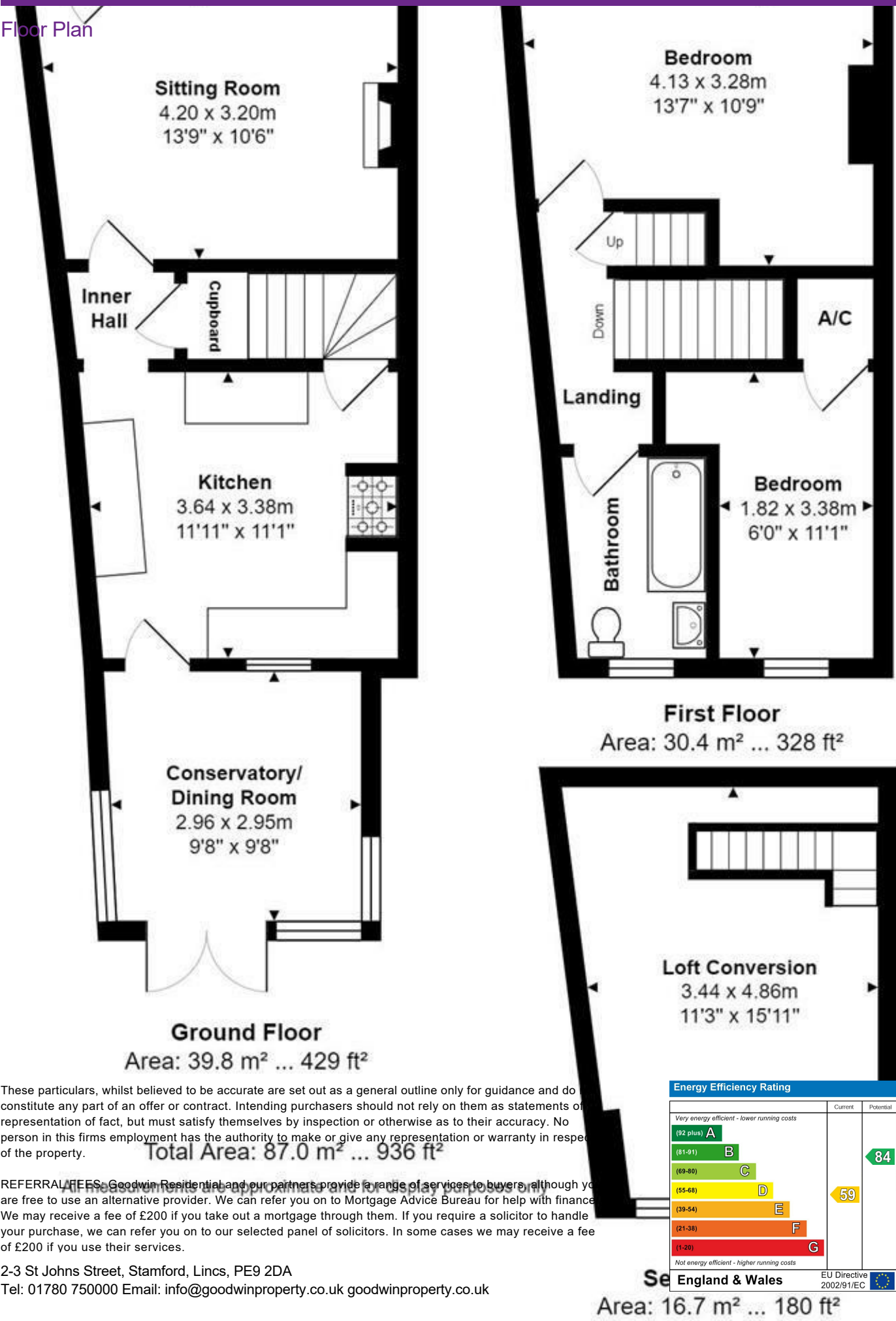
## Directions

Please use the following postcode for Sat Nav guidance - PE9 2HP





Floor Plan



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		84
(69-80) <b>C</b>		
(55-68) <b>D</b>	59	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		