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The Lovelle logo, featuring a stylized house icon above the word "lovelle" in a lowercase, sans-serif font.

Eresbie Road, Louth



When it comes to
property it must be

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£349,950



Situated on the popular Weavers Tryst residential development in the market town of Louth is this spacious three double bedroom detached bungalow with brick built, detached double garage. The well planned and spacious accommodation briefly comprises of entrance porch and hall, lounge, dining room, breakfast kitchen, three bedrooms, family bathroom and en-suite shower room.

Key Features

- Spacious Detached Bungalow
- Popular Residential Location
- Lounge & Dining Room
- Breakfast Kitchen
- Three Bedrooms
- Family Bathroom & En-Suite Shower Room
- EPC rating C
- Tenure: Freehold



Entrance Porch

Hardwood entrance door to the side elevation with side panel leading from open porch. Additional internal door leading through to the entrance hall.

Entrance Hall

'L' shaped hallway with coving to the ceiling. Handy airing cupboard equipped with shelving. Radiator. Doors leading to the lounge, breakfast kitchen, all bedrooms and the family bathroom.

Lounge

16'11" x 12'0" (5.2m x 3.7m)

Dual aspect uPVC double glazed windows to the front and side elevations. Coving to the ceiling. The focal point of the lounge is the feature white fire surround with marble inset and hearth incorporating a living gas flame fire. Tv aerial point. Radiators. Double doors leading to the dining room.

Dining Room

11'4" x 11'3" (3.5m x 3.4m)

UPVC double glazed window to the front elevation. Radiator. Door leading to the kitchen diner.

Breakfast Kitchen

13'7" x 11'3" (4.1m x 3.4m)

UPVC double glazed window to the side elevation and hardwood door leading out to the side passageway. The kitchen is fitted with a range of wall and base units with complementary worksurfaces over incorporating a one and a half bowl stainless steel sink unit with drainer and mixer tap. Tiling to splash areas. Built in double oven to face height and four ring hob with extractor over. Integrated dishwasher and space for fridge freezer. Door leading to the entrance hall.

Bedroom One

11'9" x 10'5" (3.6m x 3.2m)

UPVC double glazed window to the rear elevation. Two double built in wardrobes. Radiator. Door leading to the en-suite shower room.

En-Suite Shower Room

4'6" x 9'4" (1.4m x 2.8m)

UPVC double glazed window to the side elevation. Fitted with a three piece suite comprising of a shower cubicle with mains shower, close coupled WC and pedestal wash hand basin. Partially tiled walls. Radiator.

Bedroom Two

12'9" x 9'8" (3.9m x 2.9m)

UPVC double glazed window to the rear elevation. Radiator.

Bedroom Three

8'4" x 11'11" (2.5m x 3.6m)

UPVC double glazed window to the side elevation. Radiator.

Family Bathroom

8'6" x 7'0" (2.6m x 2.1m)

UPVC double glazed window to the side elevation. Fitted with a three piece suite comprising of a panelled bath with mains shower over, close coupled WC and pedestal wash hand basin. Extractor fan. Tiling to splash areas. Radiator.

Outside

To the front of the property is a lawned area with low level hedging to the perimeters and flower borders. Large block paved driveway leading to the detached double garage providing ample off road parking.

The rear garden can be accessed via the timber pedestrian gates and is predominately laid to lawn with a paved patio area perfect for al fresco dining. Timber summer house.

Detached Double Garage

The detached double garage sits at the top of the driveway and can be accessed via two up and over doors to the front elevation. The garage benefits from lighting and power points.

Tenure

The tenure of this property is Freehold.

Services

All mains services are available or connected subject to the statutory regulations. We have not tested any heating systems, fixtures, appliances or services.

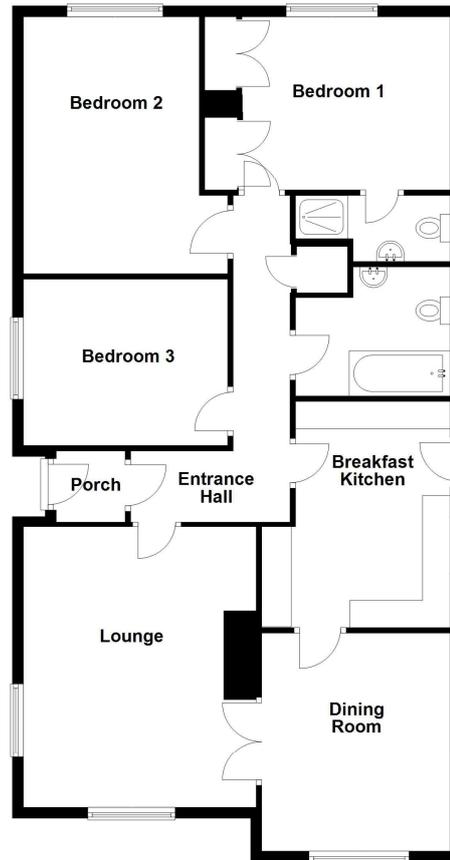
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Ground Floor



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