



Bridge Road, Sutton Bridge Spalding PE12 9SH

welcome to

Bridge Road, Sutton Bridge Spalding

Detached five bedroom family home having flexible accommodation and former cafe area including cafe, kitchen, utility room, shower room and cloakroom. The main house has a good size lounge/diner. Bedroom 1 having en-suite and a family bathroom with both a bath and separate shower



Lounge/Diner

13' 6" x 12' 6" (4.11m x 3.81m)
having attractive fireplace with inset gas fire.
(untested).

Kitchen

16' 3" x 7' 9" (4.95m x 2.36m)
having range of units at wall and base level,
worktops with inset sink, integrated oven. Space for
dishwasher and tumble drier. Door to garden.

Bedroom 1

15' x 13' 1" (4.57m x 3.99m)

En-Suite

having shower cubicle, low level WC and wash hand
basin.

Bedroom 2

14' 2" x 12' 8" (4.32m x 3.86m)

Bedroom 3

14' 5" x 9' 8" (4.39m x 2.95m)

Bedroom 4

13' 9" x 8' 7" (4.19m x 2.62m)

Bedroom 5

8' 6" x 13' 10" (2.59m x 4.22m)

Bathroom

having corner bath, shower cubicle, low level WC and
wash hand basin.

Former Cafe**Cafe Area**

29' x 13' 1" (8.84m x 3.99m)
having serving desk and door.

Kitchen

13' x 12' 11" (3.96m x 3.94m)
having units at base level and two stainless steel
commercial sinks.

Shower Room

having shower cubicle and wash hand basin.

Cloakroom

having shower cubicle and wash hand basin.

Outside

the property has a gravel driveway offering off road
parking. The rear enclosed garden is laid to lawn.

Garage

23' 4" x 9' 5" (7.11m x 2.87m)
having up and over door.

Agents Note

"We are advised that the Solar Panels at this property
are Leased with approximately 8 years left,
prospective buyers must satisfy themselves
regarding this, further details upon request"



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welcome to

Bridge Road, Sutton Bridge Spalding

- DETACHED FIVE BEDROOM HOUSE WITH FORMER CAFE AREA
- FLEXIBLE ACCOMMODATION
- THREE BATHROOMS
- CLOSE TO AMENITIES
-

Tenure: Freehold EPC Rating: D

Council Tax Band: D

£250,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
LST107541 - 0005

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