



Ambleside Close, Sleaford



£185,000

- Semi-Detached House
- Three Bedrooms
- NO ONWARD CHAIN
- Garage
- Lounge
- Conservatory
- Freehold
- EPC rating D



Situated on a popular residential estate in Sleaford is this Three Bedroom Semi-Detached House. The property comprises Entrance Hall, Lounge, Dining Room, Kitchen, Conservatory, Three Bedrooms and Family Bathroom. With a separate single garage and good sized garden to rear, an early viewing is highly recommended.

Entrance Hall

With uPVC door to front, stairs leading to 1st floor and radiator.

Lounge

4.02m x 3.79m (13.2ft x 12.4ft)

With TV point, BT point bay window to front aspect and radiator.

Dining Room

2.44m x 2.61m (8ft x 8.6ft)

Having laminate flooring, patio doors to conservatory and radiator.

Kitchen

2.42m x 2.61m (7.9ft x 8.6ft)

With continued laminate flooring, base and eye level units with work surface over, sink with drainer, freestanding electric oven with gas hob, space for under counter fridge, space for washing machine, under stairs storage cupboard, part glazed door to side and window to rear.



Conservatory

4.22m x 2.52m (13.8ft x 8.3ft)

Being part timber frame build, tiled flooring, patio doors to rear and radiator.

Landing

With window to side aspect, airing cupboard, stairs taken from ground floor and access to loft.

Bedroom One

2.69m x 3.99m (8.8ft x 13.1ft)

With built in wardrobes, window to front aspect and radiator.

Bedroom Two

2.97m x 2.74m (9.7ft x 9ft)

With window to rear aspect and radiator.

Bedroom Three

2.19m x 2.45m (7.2ft x 8ft)

With window to front aspect and radiator.

Family Bathroom

1.83m x 1.82m (6ft x 5.97.1ft)

Having a three piece suite comprising paneled bath with mains fed shower over, pedestal hand wash basin, low level wc, heated chrome towel rail, extractor fan and window to rear aspect.

Garage

With up and over garage door, electric and lighting.

Outside

The front of the property offers a tarmac driveway leading to garage and side access to rear, with further area laid to lawn

The rear garden offers a decking and patio area, being mainly laid to lawn with hedge surround.



Agents Note

These are draft particulars awaiting vendor approval.

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Floorplan

GROUND FLOOR
493 sq.ft. (45.8 sq.m.) approx.



1ST FLOOR
352 sq.ft. (32.7 sq.m.) approx.



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