



## 30B WESTLODE STREET SPALDING, PE11 2AH

£700 PCM


Welcome to this charming 1-bedroom apartment located on Westlode Street in the heart of Spalding. This modern property boasts a cosy reception room, perfect for relaxing after a long day. The apartment features a well-appointed bathroom and a stylish bedroom, providing a comfortable living space for its residents.

One of the highlights of this apartment is the communal patio garden, offering a tranquil outdoor space to enjoy a cup of tea or a good book. Situated in the town centre, this property provides easy access to local amenities, shops, and restaurants, making it convenient for daily errands and entertainment.

Although there is no parking available on the premises and pets are not allowed, the appeal of this apartment lies in its prime location and modern amenities. Whether you are a young professional, or looking for a cosy pied-à-terre, this 1-bedroom apartment offers a fantastic opportunity to own a piece of Spalding's vibrant community. Don't miss out on the chance to make this apartment your new home!





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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Spalding Office Lettings  
 11 The Crescent  
 Spalding  
 Lincolnshire  
 PE11 1AE

01775 713 888  
 enquiries@sedge-homes.com  
 www.sedge-homes.com

