



Hotchkin Gardens, Woodhall Spa LN10 6AQ

welcome to

Hotchkin Gardens, Woodhall Spa

Beautifully presented detached bungalow, tucked away at the end of a quiet over 55's cul-de-sac in Woodhall Spa. Features a block paved driveway, garage, enclosed garden, spacious lounge, modern kitchen diner, utility, ensuite to master, solar panels and easy access to local amenities. NO CHAIN.



Entrance Hall

Having an electric heater and access to the loft.

Lounge

There is an electric heater, TV point, bay window to the side and two further windows to the front.

Kitchen Diner

Fitted with a range of wall and base units with work surfacing over, composite sink, integrated cooker, induction hob, integrated fridge freezer, breakfast bar, LVT flooring, electric heater, patio doors to the rear and window to the front.

Utility

Having base units with work surfacing over, plumbing for washing machine, LVT flooring and window to the front.

Bedroom One

There is a walk-in wardrobe, electric heater and window to the side.

Ensuite

Fitted with a shower cubicle, wash hand basin, WC, heated towel rail, tiled flooring and window to the side.

Bedroom Two

Having an electric heater and bay window to the side.

Bathroom

Fitted with a suite comprising of a bath with shower over, wash hand basin, WC, heated towel rail, tiled flooring and window to the rear.

Outside Front

To the front of the property there is a block paved driveway.

Garage

The over-sized garage has an up and over door.

Rear Garden

The enclosed rear garden has a lawn, patio and shed.

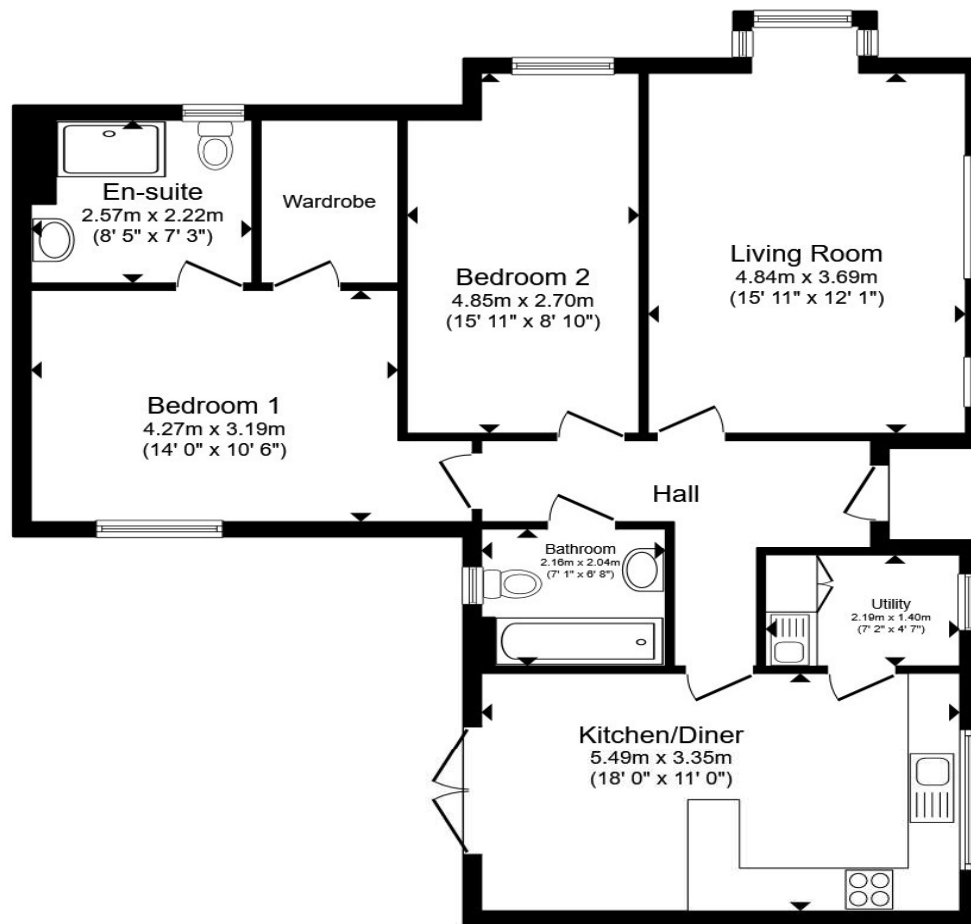
Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



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Total floor area 94.7 m² (1,020 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

welcome to

Hotchkin Gardens, Woodhall Spa

- Detached bungalow suitable for over 55's
- Less than two years old - still under warranty
- Modern & efficient electrical heaters supported by solar panels
- Ensuite to master & walk-in wardrobe
- NO ONWARD CHAIN

Tenure: Freehold EPC Rating: C

Council Tax Band: C

£399,950



Please note the marker reflects the postcode not the actual property

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Property Ref:
SNH113233 - 0009

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