



Orchard Way, Corby Glen

Freehold

Price- £300,000

Hurfords

Key Features

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- Modern detached family home
- Four well-proportioned bedrooms
- Large sitting/dining room with French doors
- Modern fitted kitchen
- Detached garage and driveway parking

Beautifully maintained throughout and ready to move straight into, this stylish home combines modern convenience, flexibility and village living in equal measure. Situated on the ever-popular Orchard Way development, this beautifully presented detached family home offers spacious and versatile accommodation extending over three floors, ideal for modern family living.

From the moment you step inside, the property creates a wonderful first impression, with a bright and welcoming entrance hall setting the tone for the accommodation beyond. Finished in a contemporary style throughout, the home has been exceptionally well maintained and is ready for its next owners to move straight in and enjoy.

The heart of the home is undoubtedly the spacious sitting and dining room, a superb family space enjoying excellent natural light and French doors opening directly onto the rear garden, seamlessly connecting indoor and outdoor living. Whether relaxing with family



or entertaining guests, this room provides a versatile and practical environment for everyday life.

The modern fitted kitchen is stylishly appointed with a comprehensive range of units and integrated appliances, whilst a separate utility room offers valuable additional storage and laundry space. A ground floor cloakroom further enhances the practicality of the layout.

To the first floor, the principal bedroom enjoys the luxury of a contemporary en-suite shower room and an impressive walk-in dressing room, creating a true principal suite. Two further well-proportioned bedrooms are served by a modern family bathroom featuring both a separate shower enclosure and bath.

The second floor provides a substantial fourth bedroom and an additional versatile room currently utilised as a home office. This floor offers excellent flexibility and could suit a variety of needs, including guest accommodation, a teenager's suite, hobby room, gym or dedicated work-from-home space.

Throughout the property, the accommodation is presented in outstanding decorative order, combining modern design, generous proportions and practical family living.

OUTSIDE

To the front, the property enjoys an attractive position within the development, complemented by a driveway providing ample off-road parking and access to a detached garage.

The enclosed rear garden provides a safe and private environment for children and pets, whilst also offering the perfect space for outdoor dining, entertaining and relaxing during the warmer months.

Further benefits include solar panels, helping to



Orchard Way, Corby Glen, Grantham NG33 4EE
Approximate Gross Internal Floor Area
Total (Including Garage) = 1441 SQ FT / 134 SQ M



Illustration for identification purposes only, measurements are approximate, not to scale.

improve the property's energy efficiency and running costs.

LOCATION

Corby Glen is a highly regarded and thriving Lincolnshire village that perfectly balances rural charm with modern convenience. The village offers an excellent range of everyday amenities including a Co-operative store, doctors' surgery, public houses, cafés, local shops, primary schooling and a strong sense of community.

Surrounded by attractive countryside, the area provides a wealth of walking routes and outdoor pursuits, making it particularly appealing to families and those seeking a village lifestyle without compromising on accessibility.

The village is ideally positioned for access to the nearby market towns of Stamford, Bourne and Grantham. Stamford, renowned for its Georgian architecture, boutique shops, restaurants and independent businesses, is approximately 10 miles away.

For commuters, Grantham Railway Station provides regular high-speed rail services to London King's Cross in approximately one hour, while the nearby A1 offers convenient road connections both north and south.

The area also benefits from a variety of highly regarded state and independent schools, including Bourne Grammar School, Stamford Endowed Schools, The King's School Grantham and Kesteven & Grantham Girls' School, further enhancing the attraction of this sought-after location.

A beautifully presented family home offering space, versatility and modern living in one of South Lincolnshire's most desirable villages.

Selling your property?

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