



nest
ESTATES



Dickens Drive,
Stamford, PE9 2GS
£575,000

SUMMARY

- 4 bedroom detached house
- Annexe with 1 bed ensuite, double garage and workshop
- Long driveway for ample off-street parking
- Contemporary kitchen showcasing a log burner and a freestanding kitchen island
- Landscaped garden with lawn, patio and decking areas
- Walking distance to Stamford Town centre and local amenities





This four-bedroom detached house comes complete with a multi-use annexe building featuring one bedroom accommodation with ensuite, double garage and workshop.

Upon entering the property, you are led through a dining area into a contemporary open plan kitchen and living space that features two sets of bi-fold doors leading onto the landscaped garden. The kitchen showcases a log burner and a freestanding kitchen island.

There is a further living room downstairs with doors onto the garden and an office, utility room and downstairs toilet.

Upstairs you have four bedrooms with a master ensuite and a family bathroom.

The garden has been landscaped to include a patio for outside dining, a lawn and a decked area.

The front exterior hosts a long driveway offering ample off street parking spaces.

The property enjoys being in walking distance from Stamford Town centre and its many amenities and benefits from local schools and shops. This is a great location for families and commuters with the A1 easily accessible just a short drive away.





Tenure: Freehold

EPC Rating: C

Council Tax Band: E

Local Authority: SKDC

Services: Mains Gas, Electric & Water

DISCLAIMER

Money Laundering Regulation: People who intend to purchase will be asked to show us documents to prove their identity. This will allow us to agree the sale and move forward with your purchase as quickly as possible. 2. We do our best to make sure our sales particulars are as accurate and reliable as we can. However, they are a general guide to the property and if something is particularly important to you, we will be happy to check information for you. As regards measurements, the approximate room sizes are intended as a general guide. You must verify dimensions of rooms yourself before ordering any carpets or furniture. 3. As regards services, we have not tested the services or any equipment including appliances in this property. We advise prospective buyers to carry out their own survey, service report before making their final offer to purchase. 4. This sales information has been issued in good faith. However, it does not constitute representation of fact or form part of any offer or contract. The information referred to in these particulars should be independently verified by any prospective buyer or tenant. Neither Nest Estates nor any of its employees has the authority to make or give any representation or warranty whatever in relation to this property.

Ground Floor
Approx. 132.1 sq. metres (1421.9 sq. feet)



First Floor
Approx. 54.7 sq. metres (589.3 sq. feet)



Total area: approx. 186.9 sq. metres (2011.2 sq. feet)

nest
ESTATES

8-9 Red Lion Street Stamford Lincolnshire PE9 1PA

01780 238110

info@nestestates.co.uk

www.nestestates.co.uk