



ROB LETTS

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Spenn Court, Holme on Spalding Moor

£210,000

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Set over three floors, this end townhouse offers well-proportioned accommodation throughout, with none of the usual feeling that one room has been sacrificed simply to make the numbers work.

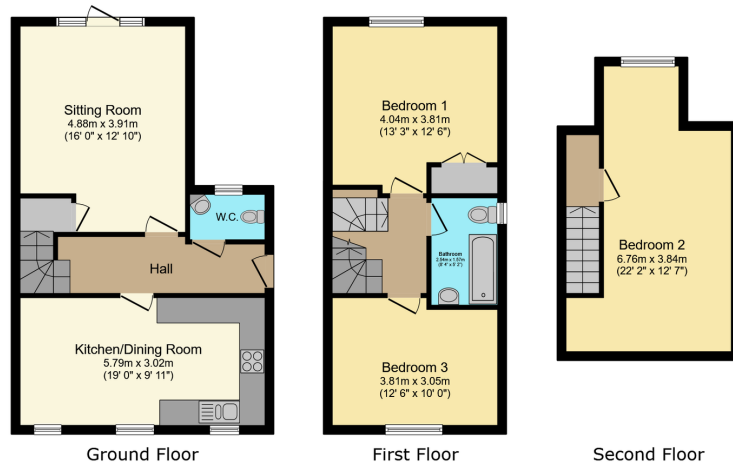
The ground floor begins with a generous entrance hallway and WC, leading to a spacious kitchen diner at the front with excellent storage, plentiful worktop space, integrated appliances and room for a proper dining table. To the rear, the lounge is another generously sized room, with direct access into the garden. Upstairs, two double bedrooms and the family bathroom occupy the first floor, while the second floor provides a further full-sized double bedroom. The upper rear windows also enjoy views across neighbouring fields.

Outside, the low-maintenance garden wraps around the side and rear, combining attractive paving with raised beds, while allocated parking is provided behind the property.

The Howdenshire Rail Trail is virtually opposite, offering miles of countryside walking, cycling and horse riding towards Bubwith, with connecting public paths along the way.

Add **no forward chain**, and this is a home offering a particularly appealing combination of space, practicality and countryside access.

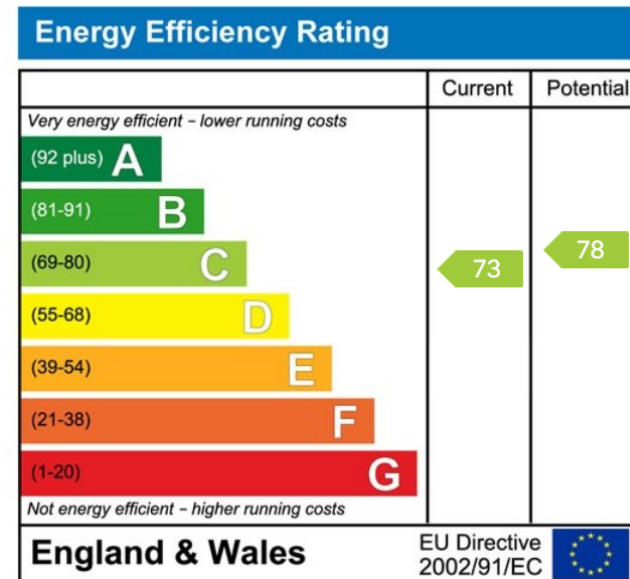




Total floor area: 104.9 sq.m. (1,129 sq.ft.)

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 orientations are approximate. No details are guaranteed; they cannot be relied upon for any purpose and 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

- Impressively spacious three-storey end townhouse
- Three genuine double bedrooms
- Generous room proportions throughout the entire home
- Rear lounge opening directly onto the garden
- Ground-floor WC plus first-floor family bathroom
- Low-maintenance side and rear garden
- Allocated parking to the rear
- Field views from the upper rear windows
- Howdenshire Rail Trail virtually opposite & offered with no forward chain
- When enquiring about this property, please quote ref RL0918



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