



6 Kestrel Drive, Bourne
£950PCM

 **NEWTON FALLOWELL**

6 Kestrel Drive

Bourne

Situated down a quiet cul-de-sac on the south side of Bourne sits this generous three-bedroom town house. The property boasts a spacious lounge diner, separate kitchen, downstairs WC, Three impressive bedrooms, and a family bathroom. The property also benefits from its multiple off-road parking spaces and enclosed rear garden.

On entering the property, you are initially met by an airy entrance hall, containing a useful storage cupboard and downstairs WC. The first door on your left shows you into a fitted kitchen. To the rear of the property is a generous lounge diner, benefitting from french doors leading you out onto the rear garden. To the first floor, the landing space separates two double bedrooms and a modern three-piece family bathroom. The entire second floor is occupied by the impressive main bedroom.

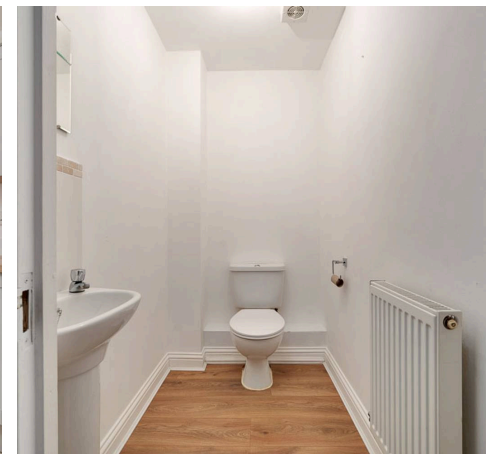
Outside to the rear of the property, off-road parking is found. The low maintenance rear garden is a lovely balance of paving and gravel. With so much on offer, we highly recommend you view this property at your earliest convenience.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: B





Entrance Hall

14' 4" x 7' 10" (4.38m x 2.39m)

Lounge

13' 5" x 13' 10" (4.10m x 4.21m)

Kitchen

9' 6" x 7' 5" (2.89m x 2.26m)

WC

3' 11" x 5' 9" (1.20m x 1.74m)

Landing

Bedroom Two

10' 5" x 13' 10" (3.17m x 4.21m)

Bedroom Three

7' 4" x 13' 10" (2.24m x 4.21m)

Bathroom

6' 0" x 7' 1" (1.84m x 2.17m)

Landing

Bedroom One

13' 2" x 10' 2" (4.01m x 3.11m)





Newton Fallowell - Bourne

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