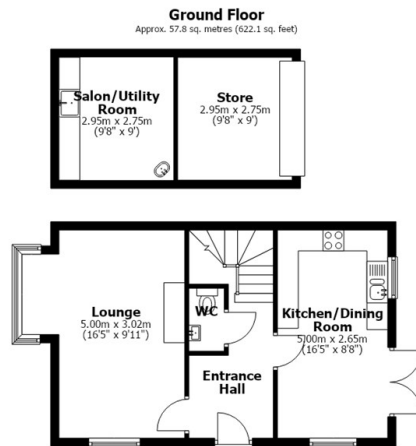
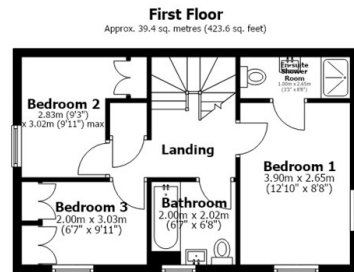




3 Pope Close, Waddington, Lincoln, LN5 9UN

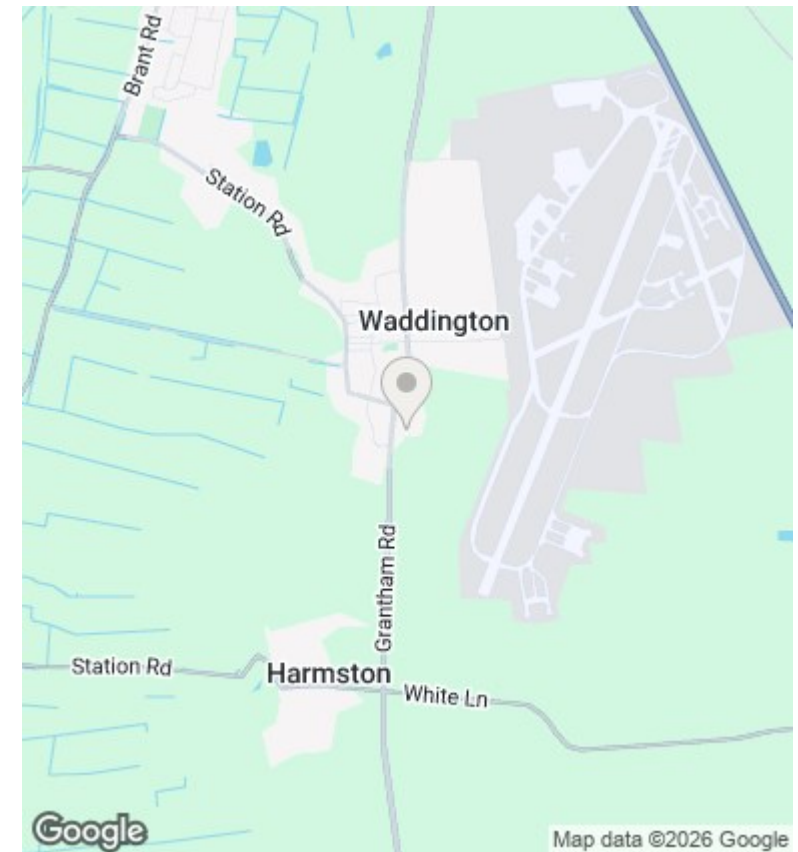
Asking Price £300,000

- Immaculate 3 Bedroom Detached House
- Landscaped Garden
- Off Street Parking and External Storage
- Council Tax Band B
- Large Lounge
- Purpose Built Hairdresser Salon
- Downstairs WC
- Kitchen with Dining Area
- Ensuite Shower Room to Master Bedroom
- EPC Rating B



Total area: approx. 97.2 sq. metres (1045.7 sq. feet)

This plan is for layout guidance only, not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and any compass bearings before making any decisions reliant upon them. All interested parties must verify their accuracy independently.
Plan produced using Planip.



Directions

Viewings

Viewings by arrangement only. Call 01522 396059 to make an appointment.

Council Tax Band

A

EPC Rating:

B

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		96
(81-91) B	84	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	