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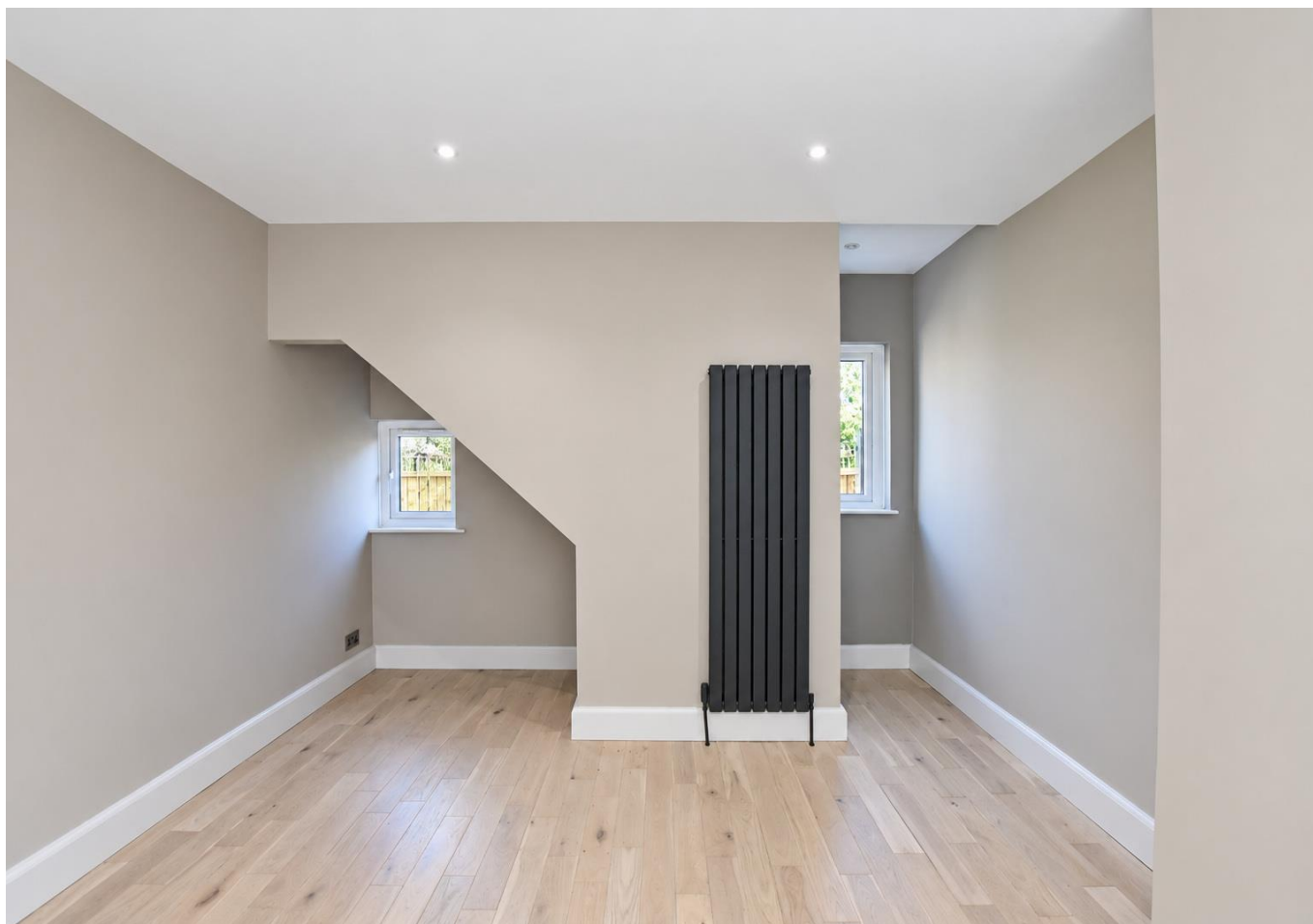


Melbourne Road,
Stamford, PE9 1UD
£415,000

SUMMARY

- 3 Bedroom Semi - Detached House
- Spacious Kitchen - Diner
- Living Room featuring an Under-Stairs Snug Area
- Large Lawned Garden
- Substantial Garage
- Car Port and Spacious Driveway for Off- Street Parking
- Easy Walking Distance to Stamford Town Center





This beautifully presented three-bedroom semi-detached home occupies a sought-after location in Stamford, within easy walking distance of the town centre, Stamford College and the prestigious Stamford Endowed Schools, as well as an excellent range of shops, cafés and local amenities. The property has undergone extensive renovation, creating a bright, fresh and contemporary interior throughout. The ground floor comprises an impressive dual-aspect, open-plan kitchen and dining room, a convenient downstairs cloakroom, and a separate living room featuring a cosy under-stairs snug area. Upstairs, a bright and welcoming hallway leads to three generously proportioned bedrooms and a contemporary shower room. Ready to move straight into, the property offers an ideal turnkey opportunity for families seeking a stylish and comfortable home. Outside, the property benefits from a large lawned garden, a substantial garage and generous off-street parking. A carport and spacious driveway provide parking for several vehicles, completing this highly appealing family home.





Tenure: Freehold

EPC Rating: **D**

Council Tax Band: **B**

Local Authority: SKDC

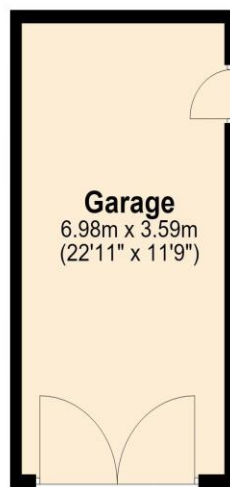
Services: Mains Gas, Electric & Water

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Ground Floor

Approx. 67.1 sq. metres (722.3 sq. feet)



First Floor

Approx. 41.0 sq. metres (441.0 sq. feet)



Total area: approx. 108.1 sq. metres (1163.4 sq. feet)

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