



Exeter Gardens, Bourne
offers over £190,000 **Leasehold**

**QUENTIN
MARKS**



Key Features



125 Years remaining as of 01 Jan 1988

£1.00 Ground Rent pa

Review due: [Ask Agent](#)

£999.48 Service Charge pa

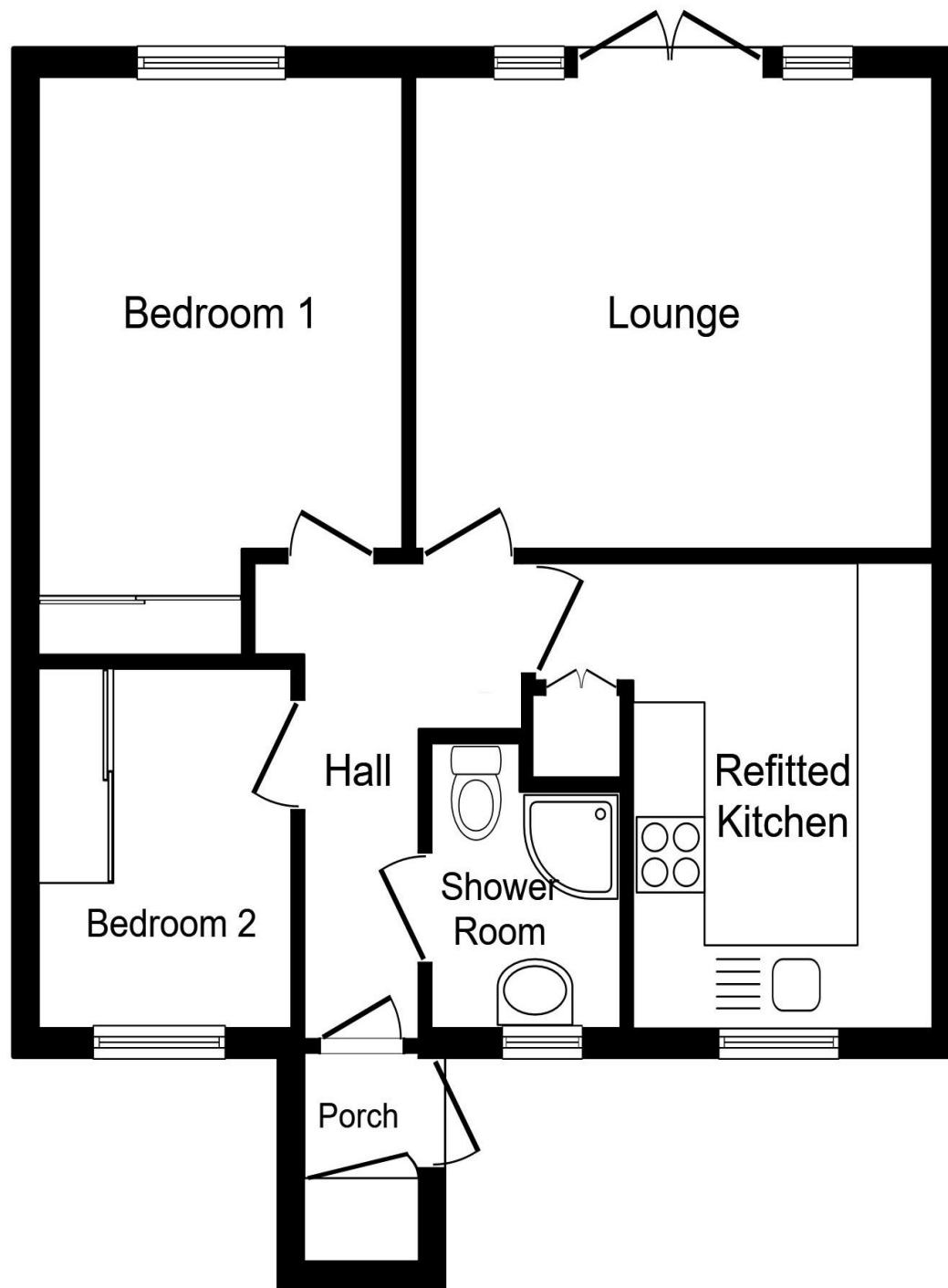
Review due: [Ask Agent](#)

- Detached Bungalow
- 2 Bedrooms
- Built In Wardrobes
- Refitted Kitchen
- Refitted Shower Room

Built in 1988 and designed exclusively for the over 55 age group, this attractive bungalow is one of only a limited number of detached properties within this well-regarded development. Ideally positioned, it offers convenient access to local amenities including a doctor's surgery, a Sainsbury's supermarket, and is within comfortable walking distance of Bourne town centre.

The property is entered via a welcoming hallway, which leads through to a well-appointed kitchen. The kitchen has been thoughtfully refitted and features an extensive range of base units with cupboards and drawers, complemented by work surfaces above. Integrated appliances include a glass hob with extractor over, an eye-level electric oven,





Ground Floor

dishwasher, washing machine, and fridge freezer. A window to the front aspect provides natural light..

To the rear of the bungalow, the generously proportioned lounge offers a comfortable living space, enhanced by French doors that open directly onto the garden, creating a seamless indoor-outdoor connection.

There are two bedrooms, both benefiting from fitted storage. The principal bedroom features mirrored wardrobes with hanging rails and shelving, while the second bedroom also includes built-in wardrobes.

The shower room has been stylishly refitted and comprises a low-level WC, a vanity wash hand basin with storage beneath, and a spacious shower cubicle with both a hand-held attachment and rainfall shower head.

Externally, the property enjoys a paved patio area to the rear, with access to well-maintained communal gardens for residents' use. Ample communal parking is available within the development, although spaces are not individually allocated.

Measurements

Kitchen - 3.36m × 2.4m

Lounge - 4.15m × 3.41m

Bedroom 1 - 3.76m × 2.92m

Bedroom 2 - 2.4m × 2.03m

Agents Note

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

To view this property call Quentin Marks on:

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INFORMATION



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