

Buy. Sell. Rent. Let.

lovelle



Tiberius Walk, Caistor



3



2



1

When it comes to
property it must b


lovelle



£175,000



SPACIOUS AND WELL PRESENTED END TERRACE! Popular Residential location comprising entrance hall, WC, lounge, kitchen diner, 3 bedrooms, ensuite and bathroom. Gardens and Allocated parking - NO ONWARD CHAIN

Key Features

- Modern End Terrace House
- Well Presented Throughout
- Spacious Accommodation
- Entrance Hall, WC
- Lounge, Kitchen Diner
- 3 Bedrooms, Ensuite & Bathroom
- EPC rating TBC
- Tenure: Freehold



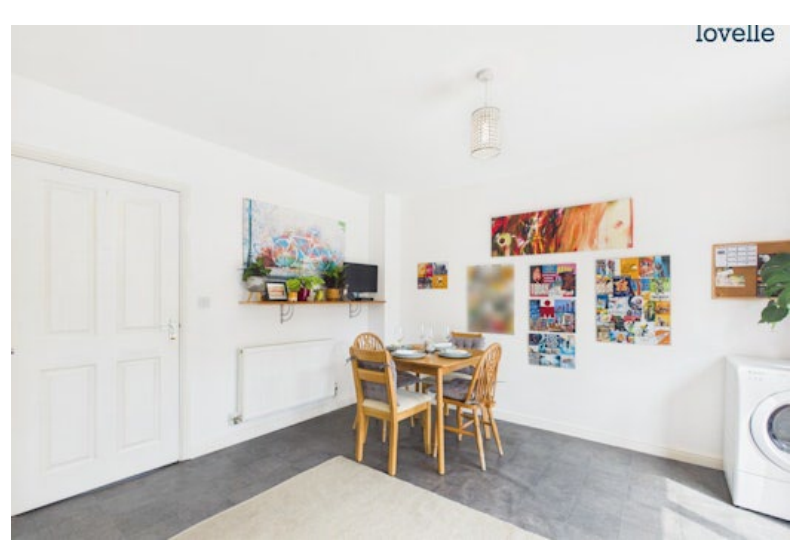
lovelle



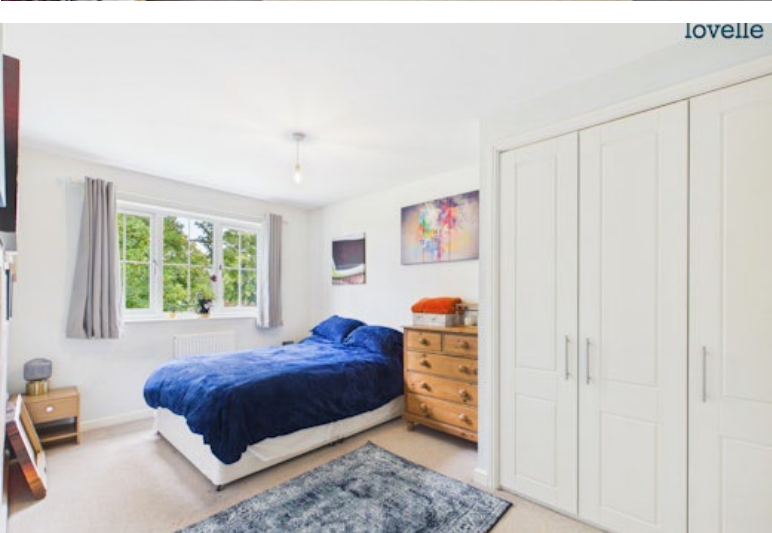
lovelle



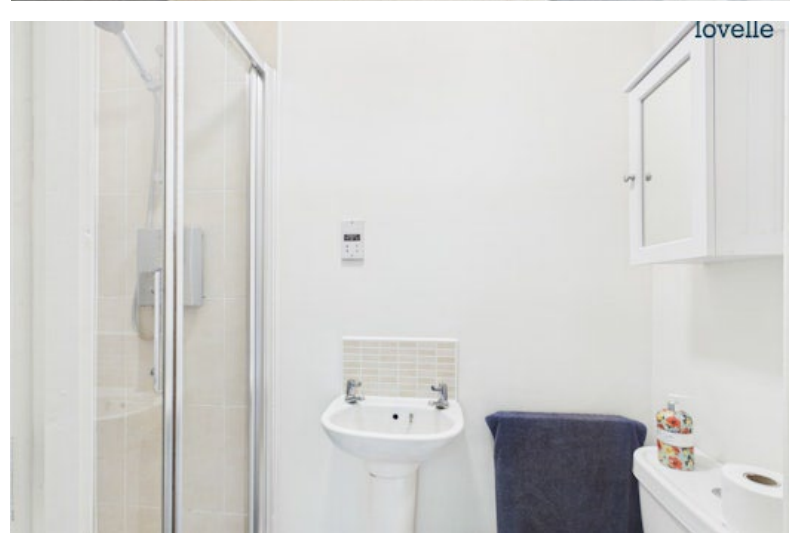
lovelle



lovelle



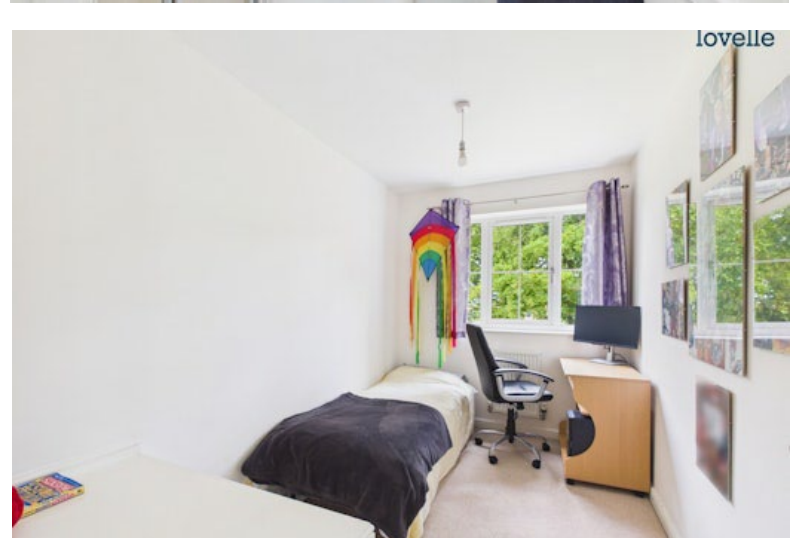
lovelle



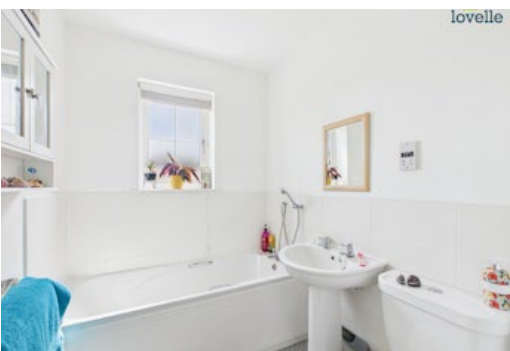
lovelle



lovelle



lovelle



Situation

Caistor, a historic town in West Lindsey, Lincolnshire, lies on the north-western edge of the Lincolnshire Wolds, an Area of Outstanding Natural Beauty. It is popular with walkers, being along the Viking Way and one of three 'Walkers are Welcome' towns in the Wolds. The town features a regular Saturday market and a monthly evening street food market, with independent shops and cafes lining its marketplace. Notable institutions include Caistor Grammar School and Caistor Yarborough Academy. Nearby attractions include Wold View Fishery and Caistor Lakes and Leisure Park, known for its award-winning restaurant.

Entrance Hall

2.4m x 1.03m (7'11" x 3'5")

uPVC entrance door, radiator and stairs to first floor accommodation

WC

1.36m x 1.14m (4'6" x 3'8")

low level WC, pedestal hand wash basin, radiator, tiled splash backs and double glazed window to front aspect

Lounge

4.44m x 3.93m (14'7" x 12'11")

double glazed window to front aspect and radiator

Kitchen Diner

3.79m x 5.01m (12'5" x 16'5")

a range of fitted wall and base units, space and plumbing for dishwasher, stainless steel sink unit, space and plumbing for washing machine, wall mounted gas boiler, electric oven, 4 ring gas hob, space for fridge freezer, radiator, vinyl flooring, understairs storage cupboard, double glazed window to rear aspect and double glazed sliding doors

Landing

2.77m x 0.88m (9'1" x 2'11")

fitted storage cupboard

Bedroom 1

4.53m x 2.8m (14'11" x 9'2")

double glazed window to front aspect, radiator and fitted wardrobes

Ensuite

0.88m x 2.05m (2'11" x 6'8")

3 piece suite comprising low level WC, pedestal hand wash basin, shower cubicle, tiled splash backs, vinyl flooring and radiator

Bedroom 2

2.77m x 3.24m (9'1" x 10'7")

double glazed window to rear aspect and radiator

Bedroom 3

3.33m x 2.14m (10'11" x 7'0")

double glazed window to front aspect, radiator and roof void access

Bathroom

2.04m x 1.67m (6'8" x 5'6")

3 piece suite comprising low level WC, pedestal hand wash basin, panelled bath with mixer shower over, tiled splash backs, vinyl flooring, radiator and double glazed window to rear aspect

Garden

being mostly laid to lawn, with paved patio area, planted shrubs and timber shed

Allocated Parking

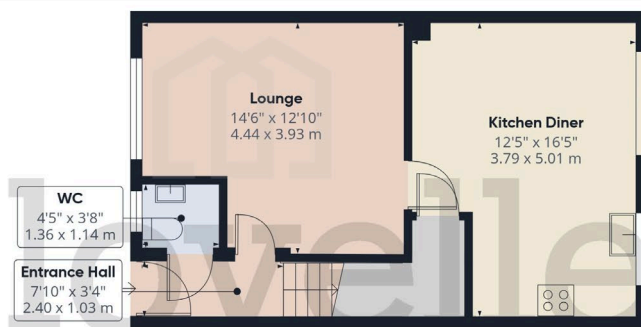
2 allocated parking spaces to the rear of the property

Agents Notes

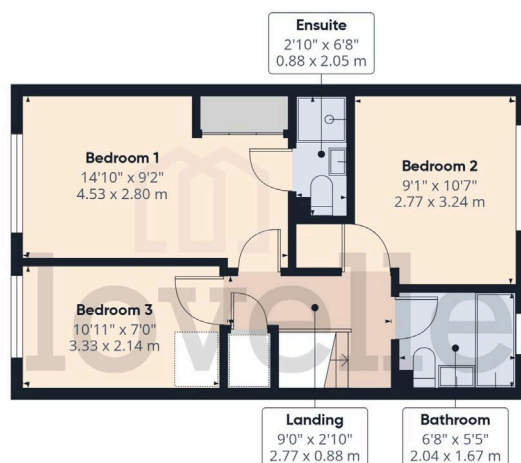
These particulars are for guidance only. Lovelle Estate Agency, their clients and any joint agents give notice that:- They have no authority to give or make representation/warranties regarding the property, or comment on the SERVICES, TENURE and RIGHT OF WAY of any property.

These particulars do not form part of any contract and must not be relied upon as statements or representation of fact. All measurements/areas are approximate. The particulars including photographs and plans are for guidance only and are not necessarily comprehensive.





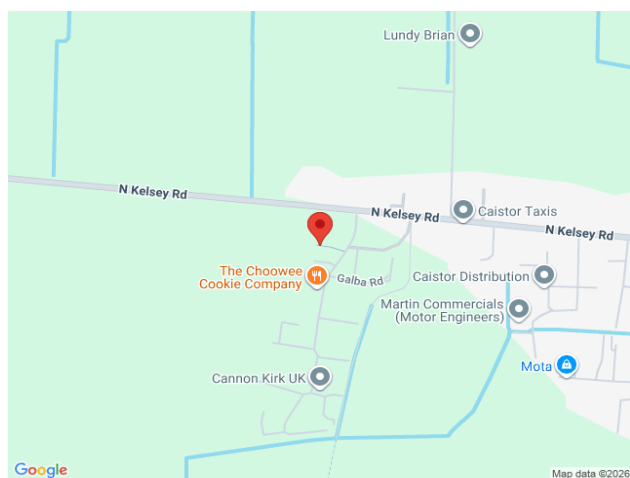
Ground Floor



Approximate total area[®]
837 ft²
77.8 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.



When it comes to **property**
it must be



lovelle

01673 844069

marketrasen@lovelle.co.uk