



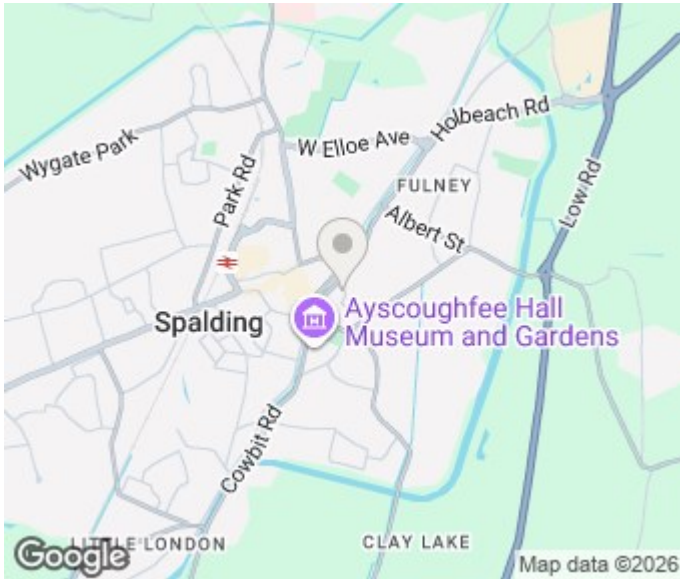
**SPALDING, PE11 1UP**

**£900 PCM**

Nestled in the charming town of Spalding, this delightful end-terrace house offers a perfect blend of modern living and comfort. With two well-proportioned bedrooms, this property is ideal for small families or couples seeking a cosy home. The inviting reception room provides a warm space for relaxation and entertaining guests. The bathroom is conveniently located, ensuring practicality for daily routines.

This property boasts contemporary design and energy efficiency, making it a smart choice for those looking to enjoy a low-maintenance lifestyle. Spalding itself is known for its picturesque scenery and friendly community, providing a lovely backdrop for your new home. Don't miss the opportunity to make this charming house your own.





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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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