STEVENS PROPERTY
MANAGEMENT







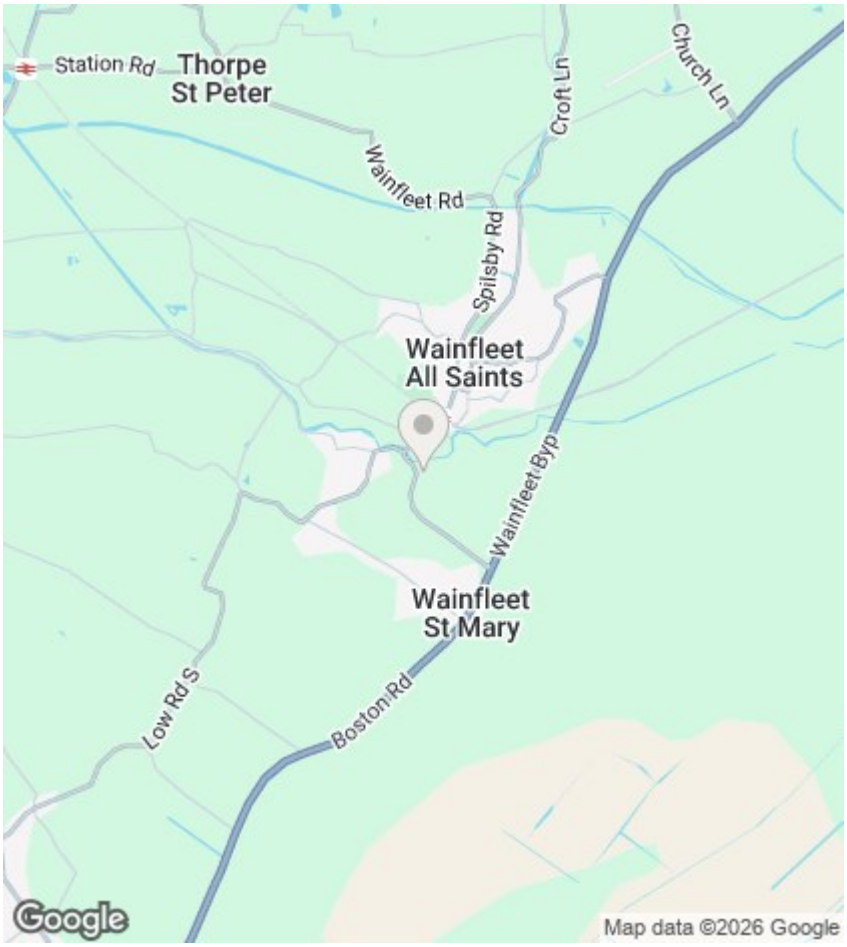


# Boston Road, Wainfleet St. Mary, Skegness

## RENT £1,700 Per Calendar Month DEPOSIT£1,960
## COUNCIL TAX BAND G EPC 52

- Impressive detached house
- 5 well proportioned bedrooms
- Modern kitchen
- Parking available
- CTB G and oil central heating.
- 4 inviting reception rooms with log burners/fire places
- 2 family bathrooms
- 2 Utility rooms
- Large gardens, outbuildings ans communal tennis courts

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Nestled on Boston Road in the charming village of Wainfleet St. Mary, this impressive detached house offers a perfect blend of traditional elegance and modern convenience. With five spacious bedrooms, including a master suite complete with a dressing room and ample built-in storage, this home is designed for comfortable living.

The property boasts four inviting reception rooms, each featuring log burners and fireplaces that create a warm and welcoming atmosphere. These versatile spaces are perfect for entertaining guests or enjoying quiet family evenings. The modern kitchen is a chef's delight, equipped with a range cooker and built-in dishwasher, making meal preparation a pleasure.

With two well-appointed bathrooms and two utility rooms, this home provides practicality alongside its charm. The generous gardens surrounding the property offer a delightful outdoor space for relaxation and recreation, ideal for families or those who enjoy gardening.

Parking is a breeze with space for up to four vehicles, ensuring convenience for residents and visitors alike. This substantial farmhouse-style home stands out with its impressive size and presence, making it a remarkable choice for anyone seeking a blend of comfort, style, and functionality in a picturesque setting. There are multiple outbuildings available to use with lots of potential and access to communal tennis courts.

Please note the property is located on the same site as a popular camping site.

Council Tax Band G

## General information:

Holding Fee - A holding fee equivalent to one week's rent is required on submission of application prior to formal referencing.

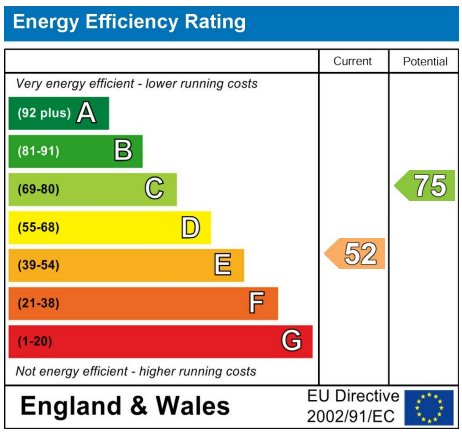
More Property Information - If you would like any further specific information relating to this property please do not hesitate to email directly.

Pets Clause - No pets without express prior permission of the landlord, which shall not be unreasonably withheld.

Tenancy Length - Length of tenancy: minimum fixed term period 6 months, becoming a monthly contractual periodic tenancy thereafter. 12 month tenancies may be negotiable at the discretion of the applicant/landlord.

Tenant Protection - Tenant protection

Stevens Property Management Ltd is a member of Property Mark Client Money Protection which is a client money protection scheme, and also a member of The Property Ombudsman which is a redress scheme. You can find out more details on the agent's website or by contacting the agent directly




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