





3 ST. MARYS GATE

MARKET RASEN, LN7 6PW

£225,000

FREEHOLD

A spacious three-bedroom semi-detached home occupying a generous corner plot in the sought-after village of South Kelsey, enjoying open countryside views, extensive off-road parking, and within the catchment area for Caistor Grammar School.

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DESCRIPTION

Situated in the peaceful village of South Kelsey beside the village church, this charming three-bedroom semi-detached home occupies a generous corner plot with open field views to the rear, offering an excellent opportunity for buyers seeking spacious rural living within easy reach of amenities.

The property benefits from extensive off-road parking and a large enclosed garden, ideal for families, entertaining, or those simply looking to enjoy the outdoor space and countryside surroundings. Internally, the accommodation is both practical and well proportioned, featuring a bright dual-aspect lounge with plenty of natural light and a spacious dining kitchen complete with pantry storage. A useful utility lobby and ground floor W.C. further enhance the functionality of the home.

To the first floor are three comfortable bedrooms, offering flexible accommodation for families, guests, or home working.

South Kelsey is a quiet and attractive village location conveniently positioned close to the highly regarded market town of Caistor, where a range of shops, schools, eateries, and everyday amenities can be found. The property also lies within the catchment area for the well-regarded Caistor Grammar School, making it particularly appealing to families. Combining village tranquillity with practical living space, this appealing home is sure to attract strong interest and viewing is highly recommended.

ENTRANCE HALLWAY

LOUNGE

KITCHEN DINING

PANTRY

UTILITY LOBBY

W.C

FIRST FLOOR HALLWAY

BEDROOM ONE

BEDROOM TWO

BEDROOM THREE

FAMILY BATHROOM

GARDENS & OFF ROAD PARKING

3 ST. MARYS GATE



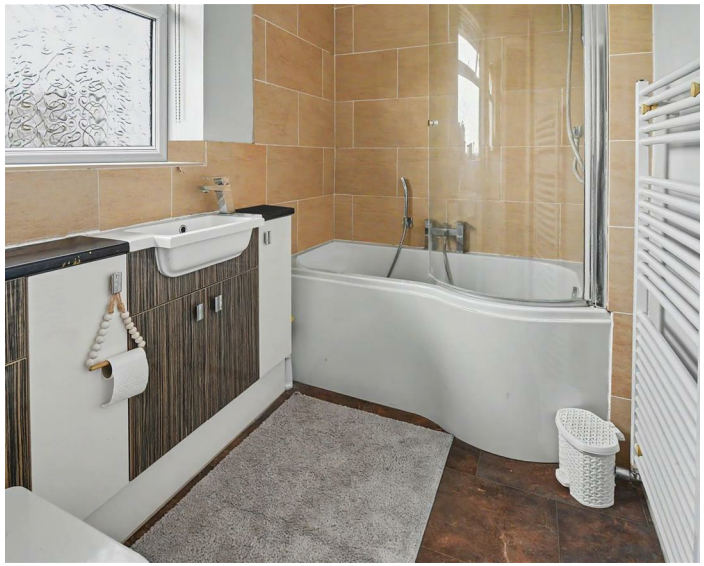












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ADDITIONAL INFORMATION

Local Authority –

Council Tax – Band A

Viewings – By Appointment Only

Floor Area – sq ft

Tenure – Freehold





Approximate Gross Internal Area
105.84 sq m / 1139.25 sq ft

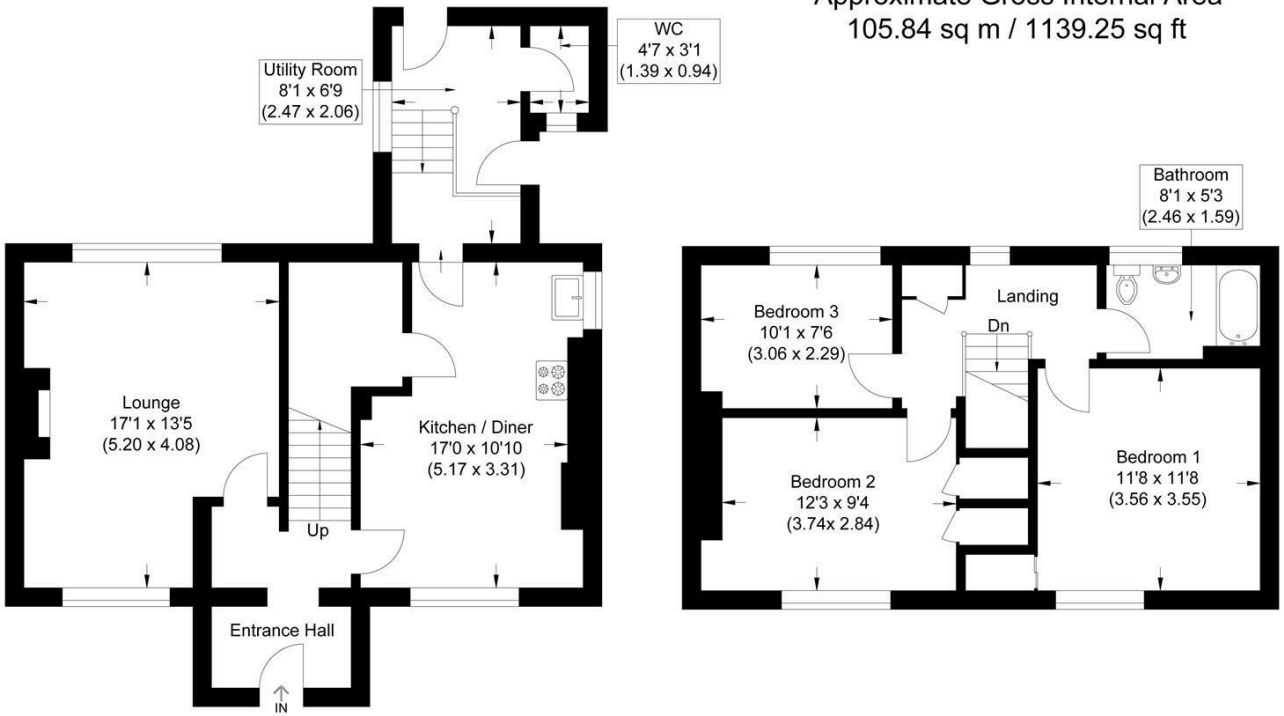
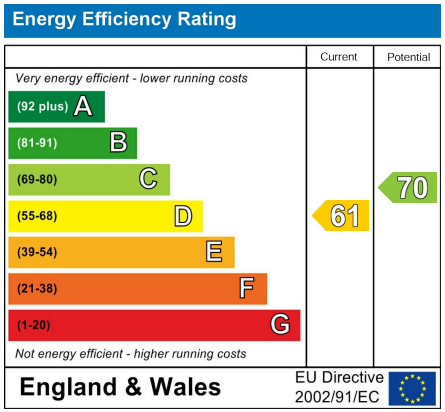


Illustration for identification purposes only, measurements are approximate, not to scale.





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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