



Pinfold Lane, Alford



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£275,000

- Detached Bungalow
- Wrap Around Garden
- Driveway and Garage
- Three Bedrooms
- Village Location
- Council Tax Band C
- Freehold
- EPC rating E



A deceptively spacious three-bedroom detached bungalow, peacefully situated in the charming village of Beesby, conveniently located between the historic market town of Alford and the popular coastal resort of Mablethorpe. Occupying a generous plot, the property enjoys well-maintained wrap-around gardens that provide a high degree of privacy, ample outdoor space, and excellent potential for keen gardeners, family living, or future landscaping. Offering versatile and well-proportioned accommodation throughout, this attractive bungalow combines the tranquillity of village life with easy access to local amenities and the Lincolnshire coastline, making it an ideal permanent residence, retirement home, or countryside retreat.

Porch

Entry in via front door, radiator and door into;

Lounge

Large picture window to front elevation, spacious lounge, two radiators, brick feature wall and fireplace and power points.



Kitchen Diner

Window to front elevation, fitted with a range of base and wall units with worktop over, tiled splashbacks, one and half bowl sink unit with drainer, space for cooker, extractor hood, integrated fridge, power points. Space for fridge freezer or dining table. Door out into;

Inner Hallway

With built in storage cupboard housing the oil boiler.

Side Porch

Access in via a wooden door to front , gives access to the kitchen and a door leading into the garage.

Hallway

Access to all rooms, double built in storage cupboard, a further built in storage cupboard, radiator and access to the loft.

Bedroom One

Window to rear elevation, double bedroom, built in wardrobes, radiator and power points.

Bedroom Two

Window to rear elevation, double bedroom, built in wardrobes, radiator and power points.

Bedroom Three

Window to rear elevation, built in cupboards with desk over, radiator and power points.

Family Bathroom

Obscure window to side elevation, a three piece comprising of bath with shower and glass screen , built in vanity unit with hand wash basin and WC , tiled walls and extractor fan.



Garage

Accessed via the side porch, up and over door, window to rear elevation, access to the garden via a pedestrian door, base and wall units with worktop over and one bowl stainless steel sink unit.

Rear

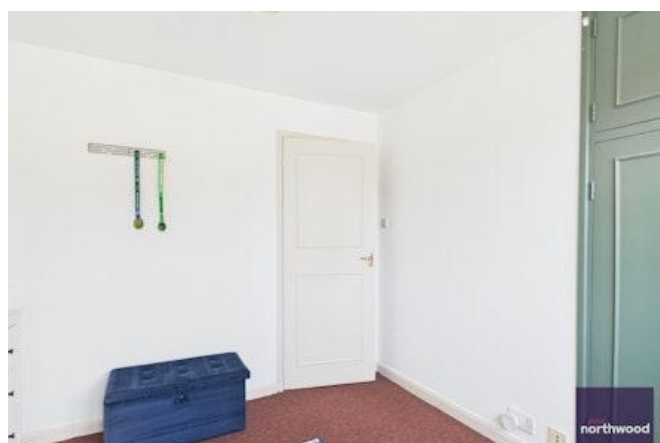
The garden is a wrap around garden and has been well maintained. A hedge and fence defines the boundary and provides privacy. The garden is predominantly laid to lawn with a concrete seating area. The garden has a variety of mature trees, shrubs and flowers. There is a concrete path with garden arches leading to a gate.

Front

The front of the property is accessed via a brick wall and hedging with driveway leading up to the property. The driveway can allow several vehicles to park. There is a carport situated next to the garage. The front of the garden has been well maintained and is laid to lawn with an array of trees, shrubs and attractive flowers.

Location

Beesby is a village and a former civil parish, now in the parish of Beesby with Saleby, in the East Lindsey district of Lincolnshire, England. The village is situated approximately 4 miles south-west from Mablethorpe, and just to the east of the A1104 road.







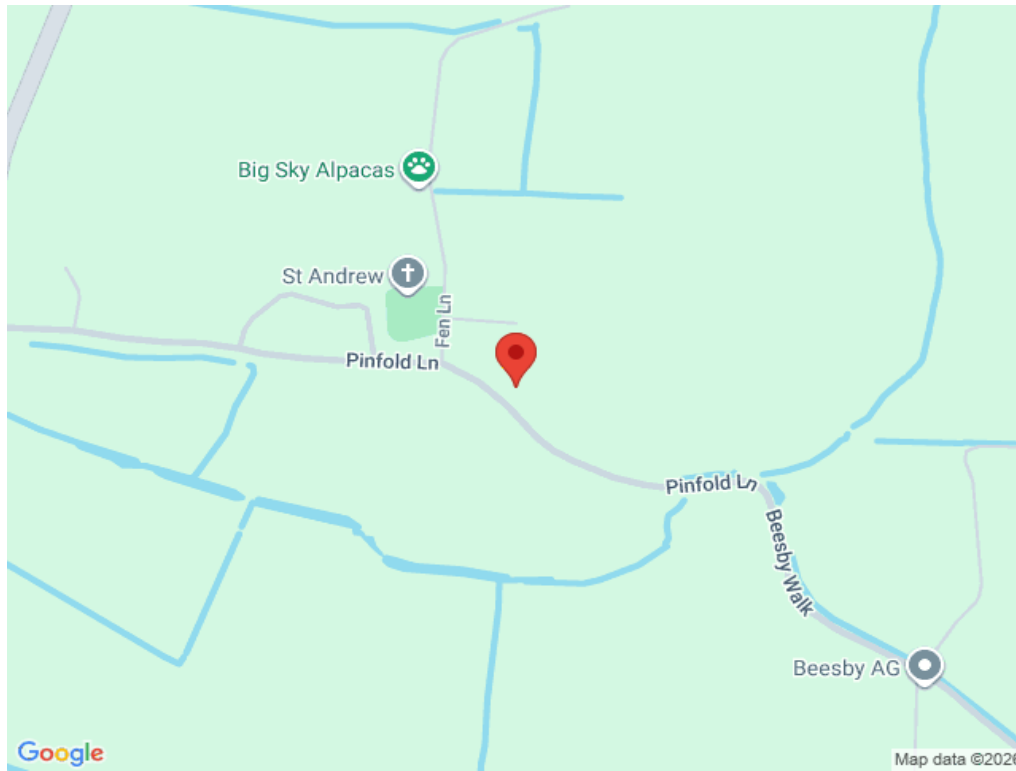


Approximate total area⁽¹⁾
1049 ft²
97.2 m²

(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.

GIRAFFE360



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