



Main Street, Gedney Dyke SPALDING PE12 0AJ

welcome to

Main Street, Gedney Dyke SPALDING

Nestled in a peaceful rural setting, this spacious family home offers generous living accommodation, combining comfort and countryside charm. Having field views to the rear it provides the perfect environment for family life with ample indoor and outdoor space to enjoy a tranquil village life.



Entrance Hall

Study

13' x 12' (3.96m x 3.66m)

Lounge

26' 10" x 12' 2" (8.18m x 3.71m)

having patio doors leading to the rear garden.

Dining Room

13' 2" x 12' 11" (4.01m x 3.94m)

having doors leading to the conservatory.

Conservatory

28' 10" x 9' 7" (8.79m x 2.92m)

Kitchen/Diner

21' 3" x 13' 1" (6.48m x 3.99m)

having range of units at wall and base level, work surface with inset sink and matching breakfast bar.

Built-in oven and microwave. Electric hob with feature cooker hood over. Integrated dishwasher.

Pantry. Tiled flooring.

Inner Hallway

Family/Games Room

20' 9" x 13' 10" (6.32m x 4.22m)

Cloakroom

having low level WC and wash hand basin.

Landing

Bedroom 1

13' 2" x 11' 11" (4.01m x 3.63m)

having range of wardrobes with over head storage and bedside cabinets.

En-Suite

having shower cubicle, low level WC, wash hand basin set into vanity unit. Heated towel rail and fully tiled walls.

Bedroom 2

13' 3" x 12' 1" (4.04m x 3.68m)

having built-in wardrobes.

Bedroom 3

13' 4" x 12' 2" (4.06m x 3.71m)

Bedroom 4

12' 11" x 9' 7" (3.94m x 2.92m)

Bathroom

having Jacuzzi bath, low level WC, wash hand basin inset into vanity unit with cupboards. Heated towel rail and fully tiled walls.

Double Garage

20' 8" x 17' 3" (6.30m x 5.26m)

having up and over doors with power and light.

Outside

the property sits back behind a gated entrance which leads to the large block paved driveway offering off road parking for multiple vehicles. The front garden is enclosed by hedging with shrubs to borders and lawn. The rear garden is laid to lawn with a paved patio ideal for entertaining. The well kept garden has an abundance of mature shrubs, well stocked borders and field views.

Agent Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



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- SPACIOUS AND VERSATILE FAMILY HOME IN THE PRETTY VILLAGE OF GEDNEY DYKE
- FOUR RECEPTION ROOMS
- CONSERVATORY OVER LOOKING THE BEAUTIFUL REAR GARDEN WITH FIELD VIEWS
- FOUR GOOD SIZED BEDROOMS WITH EN-SUITE SHOWER ROOM
- DOUBLE GARAGE WITH ANNEX POTENTIAL

Tenure: Freehold EPC Rating: E
Council Tax Band: E

£545,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
LST107245 - 0003

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



01406 363224



longsutton@williamhbrown.co.uk



34 Market Place, Long Sutton, SPALDING,
Lincolnshire, PE12 9JF



williamhbrown.co.uk