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15 The Crescent, Morton, Bourne. PE10 0NX

Guide Price £230,000 Freehold

- Off-Road Parking
- Village Location
- Three Bedroom Semi-Detached
- Perfect Family Home
- No Onward Chain

A spacious, three-bedroom, semi-detached home, ideally suited to those looking to enjoy village living with local amenities close by. Situated in the popular village of Morton, near Bourne, overlooking an open grassed area to the front and benefiting from off-road parking.

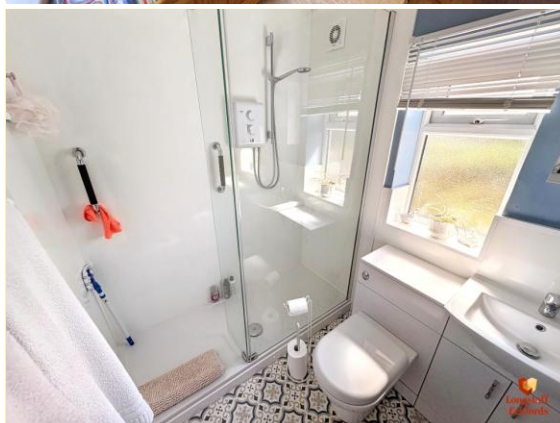
SPALDING 01775 766766 BOURNE 01778 420406



DESCRIPTION A well-presented three-bedroom semi-detached home situated in the popular village of Morton, near Bourne. The property enjoys an attractive outlook over an open grassed area to the front and benefits from off-road parking and a garage. Offering well-proportioned accommodation, it is ideally suited to first-time buyers, families, or those looking to enjoy village living with local amenities close by.

UTILITY ROOM 6' 4" x 10' 10" (1.95m x 3.32m) A useful utility room, fitted with base units, one wall-mounted unit and a built-in storage cupboard, with two north-facing windows, a side external door leading to the driveway, painted walls, and a tiled floor.

W/C 6' 4" x 2' 7" (1.94m x 0.81m) Fitted with a W/C and wash hand basin, with blue painted walls, a tiled floor, and a small west-facing window.



KITCHEN 16' 0" x 5' 10" (4.89m x 1.80m) A bright and well-appointed kitchen fitted with a range of cream base and wall-mounted units complemented by wood-effect worktops. Incorporating an oven with extractor hood over, the room benefits from two west-facing windows providing plenty of natural light, together with cream and red painted walls and a practical tiled floor.

DINING ROOM 9' 11" x 10' 11" (3.03m x 3.33m) A well-proportioned reception room offering ample space for dining, conveniently accessed from the kitchen. The room features a carpeted floor, wallpapered walls, a low-level radiator, and an East-facing window.

HALLWAY 5' 8" x 11' 3" (1.73m x 3.44m) A welcoming entrance hall housing the front entrance door, with a staircase rising to the first floor, carpeted flooring, cream wallpapered walls, and a radiator.

LOUNGE 10' 4" x 15' 11" (3.17m x 4.87m) A deceptively spacious and inviting reception room featuring an electric fireplace with surround, decorative wallpapered walls, and a carpeted floor. The room benefits from dual aspect windows, with a west-facing window overlooking the rear gardens and an east-facing window providing views towards the front of the property.

LANDING 5' 7" x 9' 6" (1.72m x 2.90m) A bright and well-presented landing area with cream wallpapered walls and carpeted flooring, providing access to all three bedrooms and the family bathroom. The landing also benefits from an airing cupboard offering additional storage space.

BEDROOM ONE 10' 5" x 15' 11" (3.18m x 4.86m) A deceptively spacious double bedroom featuring built-in storage cupboards, decorative wallpapered walls, and cream carpeted flooring. Benefitting from dual aspect windows, with a west-facing window overlooking the rear gardens and an east-facing window providing views towards the front of the property.

BEDROOM TWO 9' 0" x 10' 1" (2.75m x 3.08m) A comfortable double bedroom featuring cream wallpapered walls with a green accent wall, green decorative carpeted flooring, and a radiator. The room benefits from a west-facing window overlooking the garden.

BEDROOM THREE 9' 11" x 6' 10" (3.03m x 2.10m) A well-presented single bedroom featuring cream wallpapered walls with a purple decorative accent wall, cream carpeted flooring, and a radiator. The room benefits from an east-facing window allowing for natural light.

BATHROOM 6' 7" x 5' 6" (2.01m x 1.70m) A modern bathroom fitted with a three-piece suite comprising a walk-in electric shower, wash hand basin, and W/C. The room features tile-effect laminate flooring, a frosted window providing privacy, and an extractor fan.

EXTERNAL STORE A useful storage space accessed externally adjacent to the utility room's side door, whilst being built into the property. The store provides practical additional storage with a ladder leading to a useful loft space above.

VIEWINGS Viewings are highly advised to fully appreciate this well-presented three-bedroom semi-detached home, its attractive outlook, spacious accommodation, and desirable village location in Morton, near Bourne.

GARAGE Positioned at the end of the driveway, the garage benefits from an electric connection and provides valuable additional storage space. Another useful storage shed is situated adjacent, offering further practical outdoor storage.

GARDENS A well-loved and well-maintained garden featuring a variety of established fruit trees, including pear, plum, and apple trees. The garden incorporates areas of lawn, well-tended flower beds, a greenhouse, and a small patio area, providing a pleasant outdoor space for relaxation and gardening enthusiasts.

DRIVEWAY Providing off-road parking for two to three vehicles, the driveway offers convenient access to the property. We have been advised that there is a well situated within the driveway area, opposite the side entrance door.

SERVICES The property benefits from gas central heating, mains electricity, mains water, and mains foul drainage. Interested parties are advised to make their own enquiries and satisfy themselves regarding the suitability and availability of services.

TENURE Freehold

EPC RATING TBC

COUNCIL TAX BAND B

PARTICULARS CONTENT

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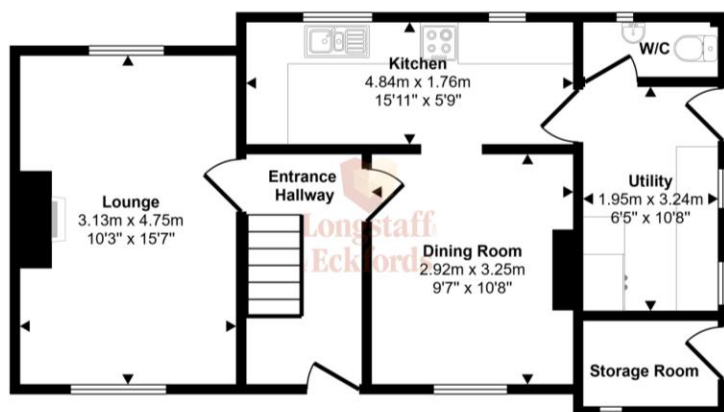
Viewings are to be arranged by prior appointment. We make every effort to produce accurate and reliable details but if there are any particular points you would like to discuss prior to making your inspection, please contact our office. We suggest you contact us to check the availability of this property prior to travelling to the area in any case.

ADDRESS

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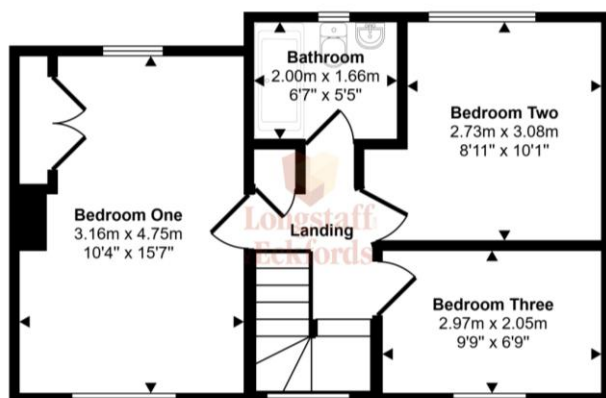
CONTACT

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Ground Floor
Approx 52 sq m / 561 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



First Floor
Approx 42 sq m / 447 sq ft

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