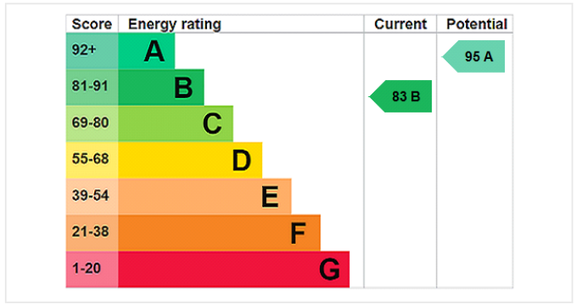
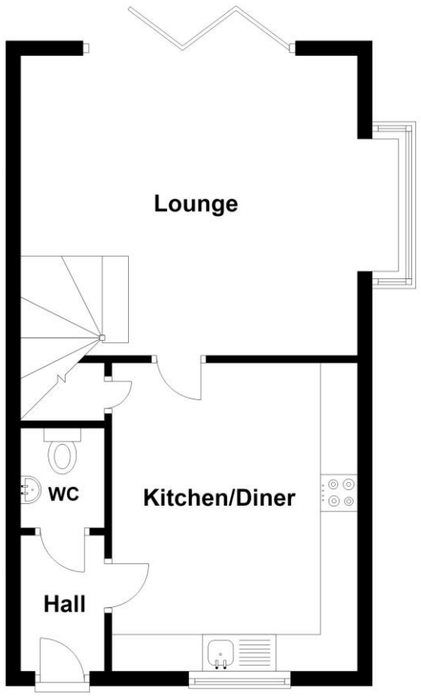
Saxon Way, Ruskington, Sleaford

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



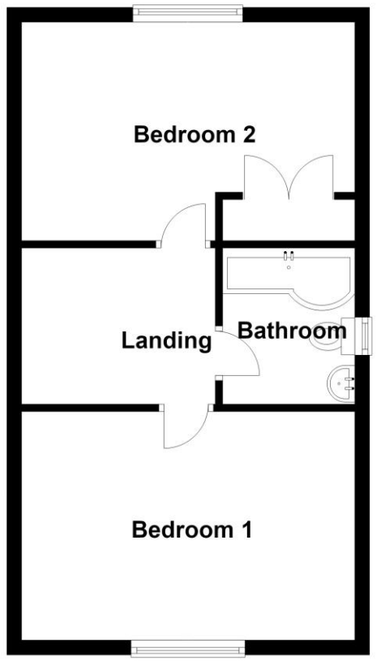
Ground Floor

Approx. 38.7 sq. metres (416.9 sq. feet)



First Floor

Approx. 38.0 sq. metres (408.7 sq. feet)



Total area: approx. 76.7 sq. metres (825.6 sq. feet)



8 Saxon Way, Ruskington, Sleaford, Lincolnshire, NG34 9XG

£215,000 Freehold

Built by highly renowned local builders Chanceoption Homes, this beautifully presented two double bedroom semi-detached home combines a stylish interior with a south facing rear garden and off-road parking. Situated on the popular Flaxwell Fields development in Ruskington, the property offers spacious, thoughtfully arranged accommodation with a quality finish throughout.

Built By Highly Renowned Chanceoption Homes | Two Double Bedrooms, One With Built-In Wardrobe | Stylish Kitchen/Diner And Lounge With Bifold Doors | South Facing Garden And Off-Road Parking | Popular Ruskington Village With Excellent Amenities | Ideal for First Time Buyers

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DESCRIPTION

The entrance hall provides access to a downstairs WC and the high quality kitchen/diner. Fitted with sleek grey units, contrasting marble-effect worktops, a built-in double oven and gas hob with extractor above, the kitchen offers plenty of storage alongside space for a dining table.

To the rear, the generous lounge enjoys plenty of natural light, with a side bay window and bifold doors opening onto the garden. There is ample room for comfortable seating and a desk, while stairs lead to the first floor.

Upstairs are two well-proportioned double bedrooms, one benefiting from a built-in wardrobe. The modern bathroom features a bath with shower over and glass screen, a vanity wash basin, WC and attractive marble-effect tiling.

Outside, the block-paved frontage provides convenient off-road parking, with gated side access leading to the enclosed south facing rear garden. Mainly laid to lawn with a paved patio adjoining the house, the garden offers plenty of space for seating, planting and enjoying the sunshine.

Ruskington offers the appeal of village life alongside an excellent range of everyday amenities, including shops, places to eat, primary and secondary schooling, and its own railway station. With Sleaford nearby, it is a convenient setting for buyers seeking a well-served village location.

ACCOMMODATION

Entrance Hall

WC

Kitchen Diner - 13'9" x 10'11" (4.2m x 3.33m)

Lounge - 13'4" x 15' (4.06m x 4.57m)

First Floor Landing

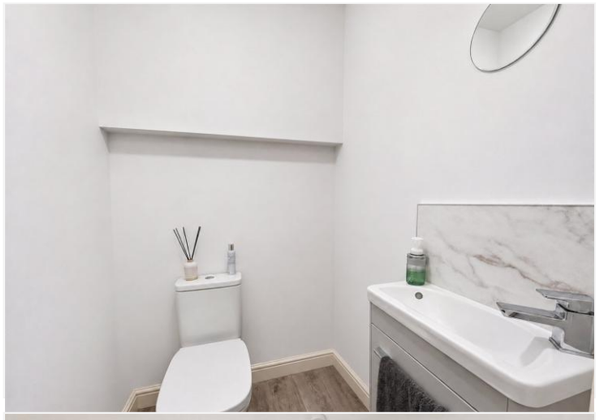
Bedroom One - 10'2" x 14'10" (3.1m x 4.52m)

Bedroom Two - 9'9" x 14'10" (2.97m x 4.52m)

Family Bathroom

Garden

Agents Note - The photos have been enhanced by AI. There is a management fee payable of approx £100 per anum.










LOCAL AUTHORITY

North Kesteven District Council

TENURE

Freehold

COUNCIL TAX BAND

B