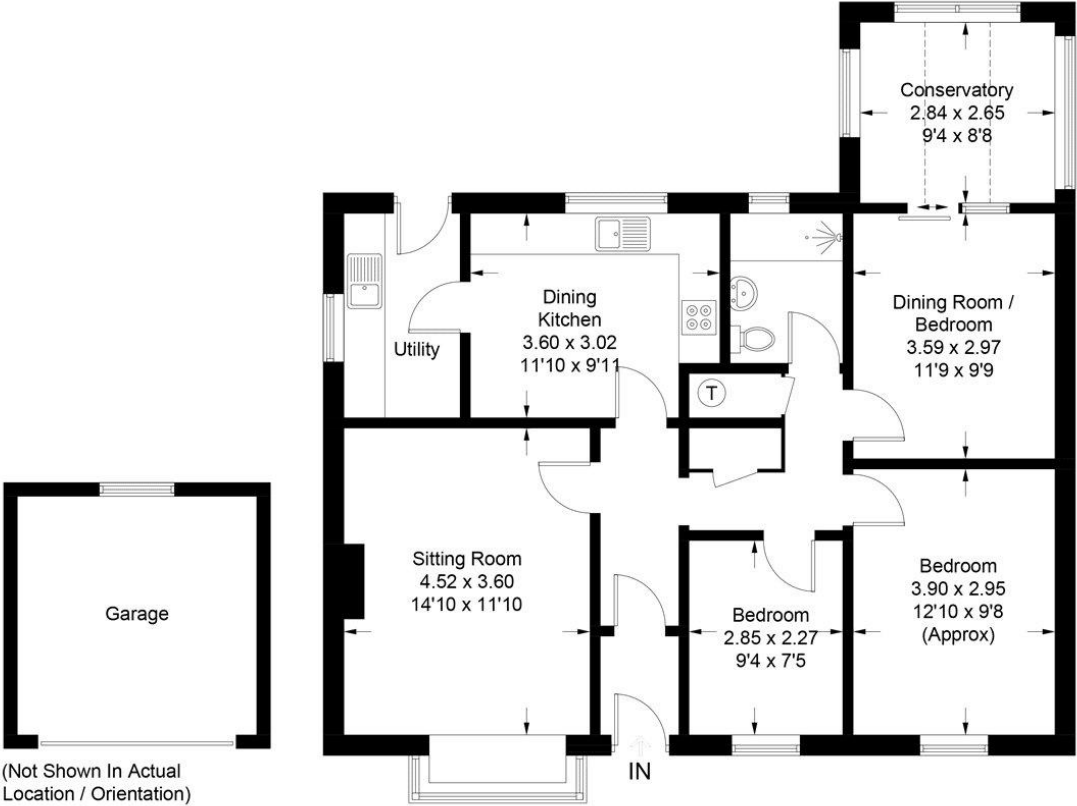


EPC TO FOLLOW

10 St. Gilberts Close

Approximate Gross Internal Area = 87.8 sq m / 945 sq ft
(Excluding Garage)



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.



10 St. Gilberts Close, Pointon, Lincolnshire, NG34 0NG

£250,000 Freehold

NO CHAIN Situated in the popular village of Pointon, this detached bungalow offers well-proportioned accommodation with the benefit of a detached double garage and a good-sized plot. Tucked away in a quiet cul-de-sac, it provides a great opportunity for buyers looking to put their own stamp on a home. The accommodation includes a spacious sitting room with a bay window and feature brick fireplace, a dining kitchen with adjoining utility room, and three bedrooms, one of which is currently used as a dining room with access into the conservatory. There is also a shower room. Outside, the property has a gravel driveway providing ample parking and leading to a detached double garage. The rear garden is mainly laid to lawn with a patio area, established shrubs, and the addition of a shed and covered seating area. While the bungalow would benefit from some updating and improvement, it offers plenty of scope to create a comfortable home in a sought-after location. The property is offered for sale with no onward chain.

Three Bedroom Detached Bungalow | Popular Village Of Pointon | Quiet Cul-De-Sac Location | Three Double Bedrooms | Spacious Sitting Room With Bay Window | Dining Kitchen | Separate Utility Room | Conservatory Overlooking Rear Garden | Detached Double Garage | Ample Parking | No Onward Chain



LOCAL AUTHORITY

South Kesteven

TENURE

Freehold

COUNCIL TAX BAND

C



ACCOMMODATION

Entrance Hall

Sitting Room - 14'10" x 11'10" (4.52m x 3.6m)

Kitchen/Diner - 11'10" x 9'11" (3.6m x 3.02m)

Utility Room

Bedroom One - 12'10" x 9'8" (3.9m x 2.95m)

Bedroom Two - 9'4" x 7'5" (2.84m x 2.26m)

Bedroom Three/Dining Room - 11'9" x 9'9" (3.58m x 2.97m)

Conservatory - 9'4" x 8'8" (2.84m x 2.64m)

Shower Room

Garage

