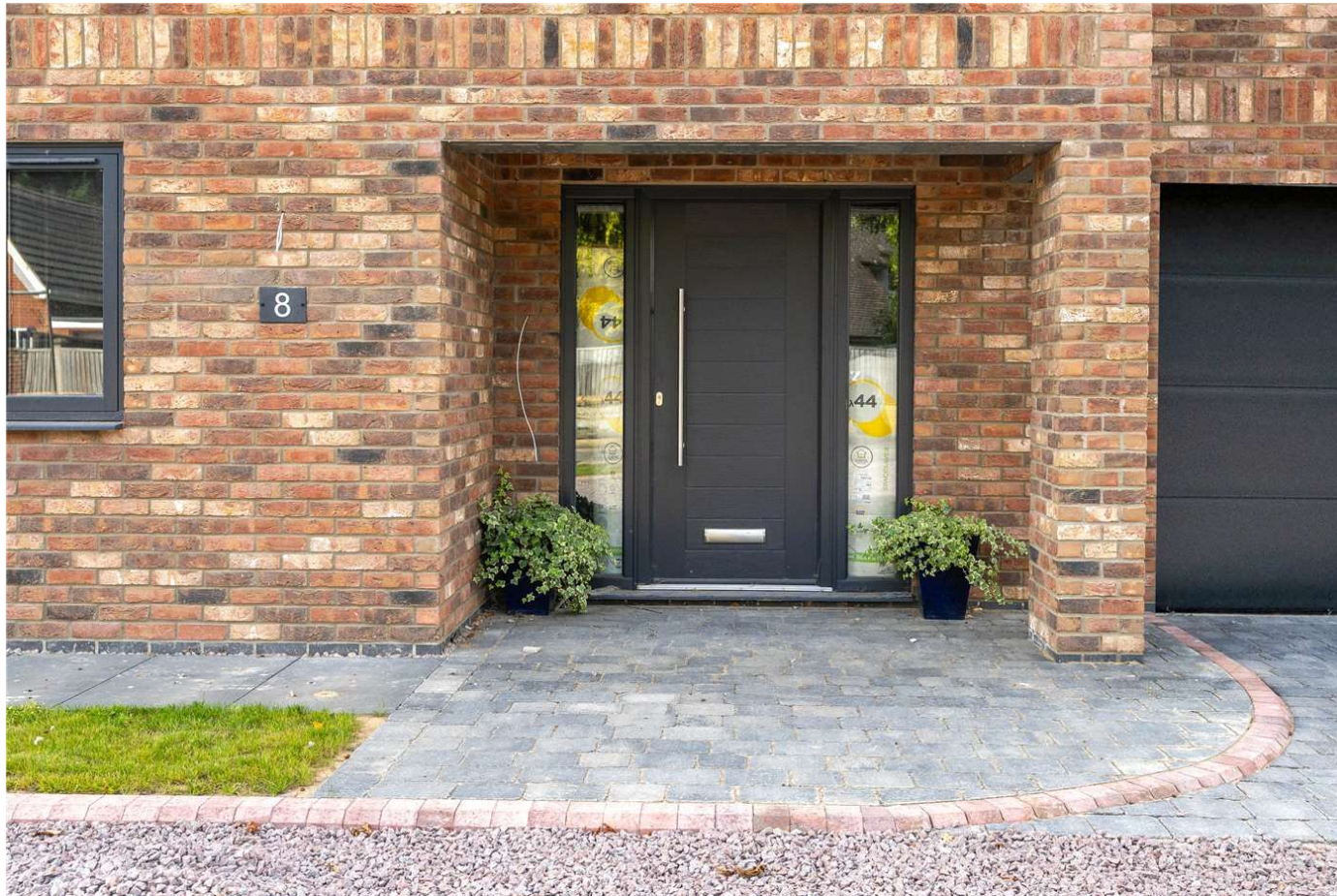




8 BEAR LANE, SPALDING, LINCOLNSHIRE, PE11 3XA
£540,000 FREEHOLD

Winkworth



8 BEAR LANE, SPALDING, LINCOLNSHIRE, PE11 3XA

This brand new bespoke home has been thoughtfully designed and finished to an exceptional standard, offering both elegance and practicality for modern family living. The ground floor boasts a welcoming lounge, a private study ideal for home working, and a truly stunning kitchen/dining room with quartz worktops – the perfect space for both everyday life and entertaining. A separate utility room and a convenient downstairs cloakroom complete the ground floor. Upstairs, the master suite and guest bedroom each enjoy the luxury of beautifully appointed en-suites, while two further generous bedrooms are served by a stylish family bathroom. A unique advantage for the purchaser is the exciting opportunity to personalise the property, with the choice of kitchen, bathrooms and carpets, ensuring the finished home reflects individual taste and style. Outside, the home is approached via a gravelled and block-paved driveway providing ample parking and access to a double garage. To the rear, a generous and fully enclosed lawned garden creates a wonderful private setting, perfect for relaxation, outdoor dining and family enjoyment.

Entrance Hall

Cloakroom

Study 12'4" x 10'11"

Lounge 16'7" x 12'

Kitchen/Dining Room 22' x 18'5"

Utility Room 11'11" x 8'1"

First Floor Landing

Master Bedroom 22'10" x 16'7"

Dressing Room 9'1" x 7'8"

En-Suite Shower Room 8'11" x 7'8"

Guest Bedroom 15'9" x 11'1"

Dressing Room 5'10" x 4'7"

En-Suite Shower Room 7'6" x 5'10"

Bedroom Three 15'5" x 10'10"

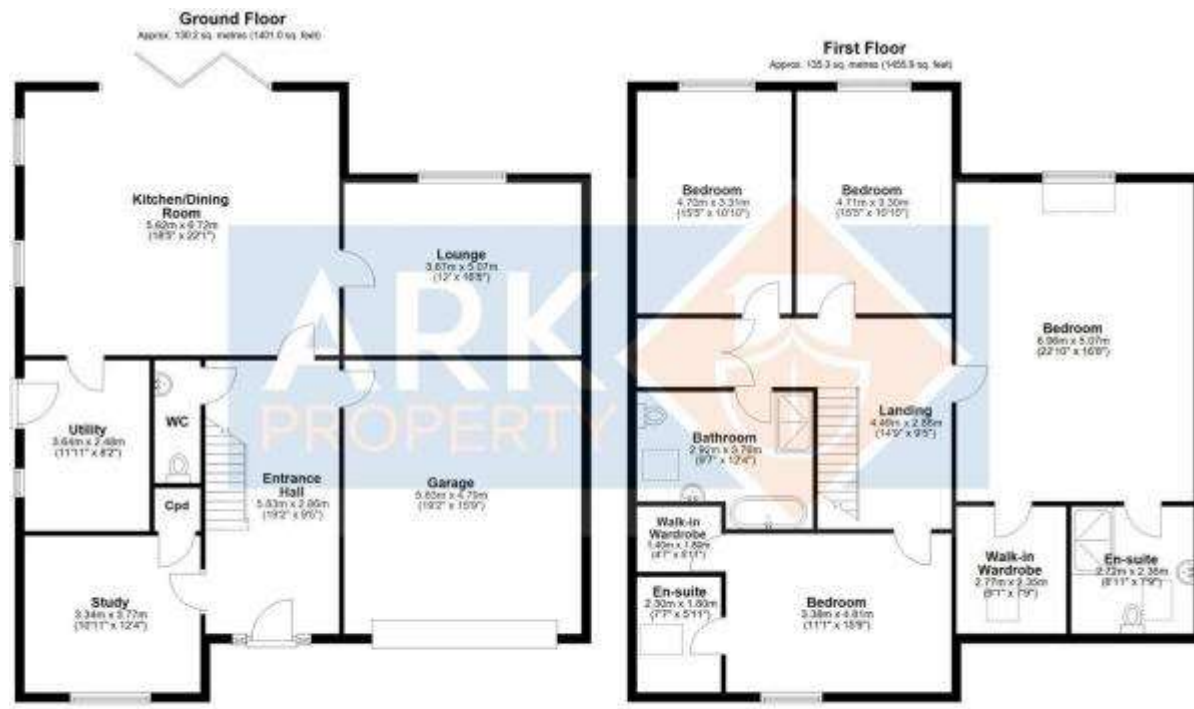
Bedroom Four 15'5" x 10'9"

Family Bathroom 12'4" x 9'6"

Double Garage







Total area: approx. 265.4 sq. metres (2856.8 sq. feet)

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