

EPC TO FOLLOW



Total area: approx. 84.7 sq. metres (912.1 sq. feet)



13 Wesley Close, Metherringham, Lincoln, Lincolnshire, LN4 3UF

£275,000 Freehold

Tucked away in a peaceful cul-de-sac within the sought-after village of Metherringham, is this superbly maintained three-bedroom detached bungalow offering spacious and versatile accommodation, ideal for a range of buyers.

Occupying a generous plot, the property features an impressive 21ft dual-aspect lounge/diner with a feature gas fireplace, a modern fitted kitchen with integrated appliances, and a stylish four-piece bathroom suite. The home is tastefully presented throughout, benefiting from uPVC double glazing and gas central heating.



DESCRIPTION

Outside, a long driveway provides ample off-street parking and leads to a detached single garage with power, lighting, and is ideal for storage or workshop use. The front garden is attractively landscaped, while the private rear garden is mainly laid to lawn and fully enclosed by fencing and is non overlooked.

Metheringham is a thriving and well-connected village situated approximately 10 miles from both Lincoln and Sleaford. The village offers a wide array of amenities including a Co-op, post office, pubs, cafes, restaurants, a reputable primary school, and a well-regarded doctor's surgery. Excellent transport links are available with a train station offering direct services to Lincoln and Peterborough, as well as regular bus routes through the village.



ACCOMMODATION

Lounge/Diner - 21' x 11'9" (6.4m x 3.58m)

Kitchen - 11'8" x 7'10" (3.56m x 2.4m)

Bathroom

Bedroom 1 - 12'9" x 10'11" (3.89m x 3.33m)

Bedroom 2 - 11'6" x 8'9" (3.5m x 2.67m)

Bedroom 3 - 10'6" x 8' (3.2m x 2.44m)

Garage - 15'4" x 8'3" (4.67m x 2.51m)

LOCAL AUTHORITY

North Kesteven District Council

TENURE

Freehold

COUNCIL TAX BAND

C