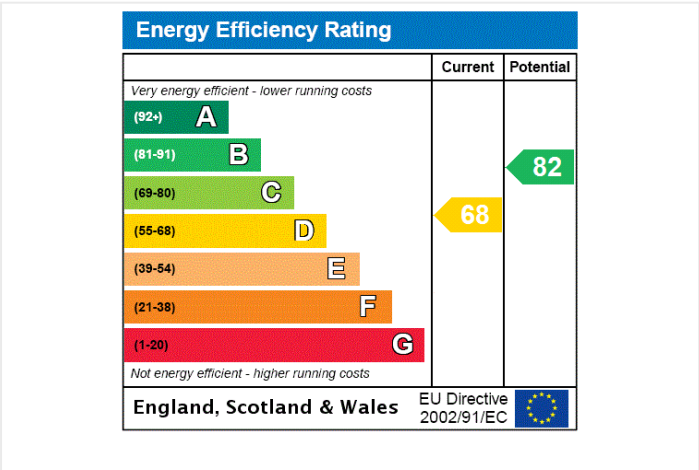


Pinewood Close, Bourne, Lincolnshire

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.



38 Pinewood Close, Bourne, Lincolnshire, PE10 9RL

£319,950 Freehold

A superbly presented three bedroom detached family home located within walking distance of Bourne Woods. The property is offered for sale with NO CHAIN and benefits from, entrance hall, lounge and separate dining room, modern fitted kitchen, impressive P shaped conservatory, utility room and downstairs cloakroom. Upstairs there are three good size bedrooms and a modern fitted bathroom. The property also benefits from upvc double glazed windows and gas central heating to radiators. Outside there is a block paved driveway providing ample off road parking leading to a single garage and to the rear a fully enclosed lawned garden. Please call 01778 392807 for more information.

Three Bedroom Detached House | Single Garage | UPVC Double Glazing | Gas Central Heating | EPC Rating D | Council Tax Band C

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See things differently.



Downstairs Cloakroom - With low level wc, wash hand basin and frosted window.

First Floor Landing - With built in airing cupboard, upvc double glazed window to the side, loft access and door leading to.

Bedroom One - 12'3" x 11'6" (3.73m x 3.5m) With upvc double glazed window to the front, radiator and power points.

Bedroom Two - 12'6" x 9'8" (3.8m x 2.95m) With built in wardrobes, radiator, power points and upvc double glazed window to the rear.

Bedroom Three - 9'3" x 7'7" (2.82m x 2.3m) With built in wardrobe, radiator, power points and upvc double glazed window overlooking the front.



Family Bathroom - Modern fitted suite comprising, panelled bath with wall mounted shower, low level wc, wash hand basin, tiled walls, radiator, extractor fan and frosted window.

Outside - To the front there is a block paved driveway providing ample off road parking leading to a SINGLE GARAGE with electric roller door, power and light, personal door to the side. The rear garden has a paved patio leading to a fully enclosed lawned garden with outside waterproof power points and lighting.

ACCOMMODATION

Entrance Hall - With stairs leading to the first floor, feature window, radiator and door leading to.

Lounge - 12'9" x 12'8" (3.89m x 3.86m) With upvc double glazed window to the front, radiator, power points and tv point.

Dining Room - 10'9" x 10'3" (3.28m x 3.12m) With radiator, power points, door to the kitchen and sliding patio doors.

Conservatory - 20'1" (6.12) x 9'6" (2.9) (narrow to 6'2" (1.88)) Being half brick with upvc double glazed windows and door onto the rear garden, power and light.

Kitchen - 11'8" x 9'9" (3.56m x 2.97m) With modern fitted units comprising, sink with cupboard below, good range of wall and base units, built in oven and hob with extractor above, space for fridge freezer, part tiled walls, upvc double glazed window to the rear and door leading to.

Utility Room - 8'4" x 6'8" (2.54m x 2.03m) With space and plumbing for washing machine and tumble dryer, power and light, personal door to the rear garden, large storage cupboard and door leading to.



LOCAL AUTHORITY

South Kesteven District Council

TENURE

Freehold

COUNCIL TAX BAND

C