
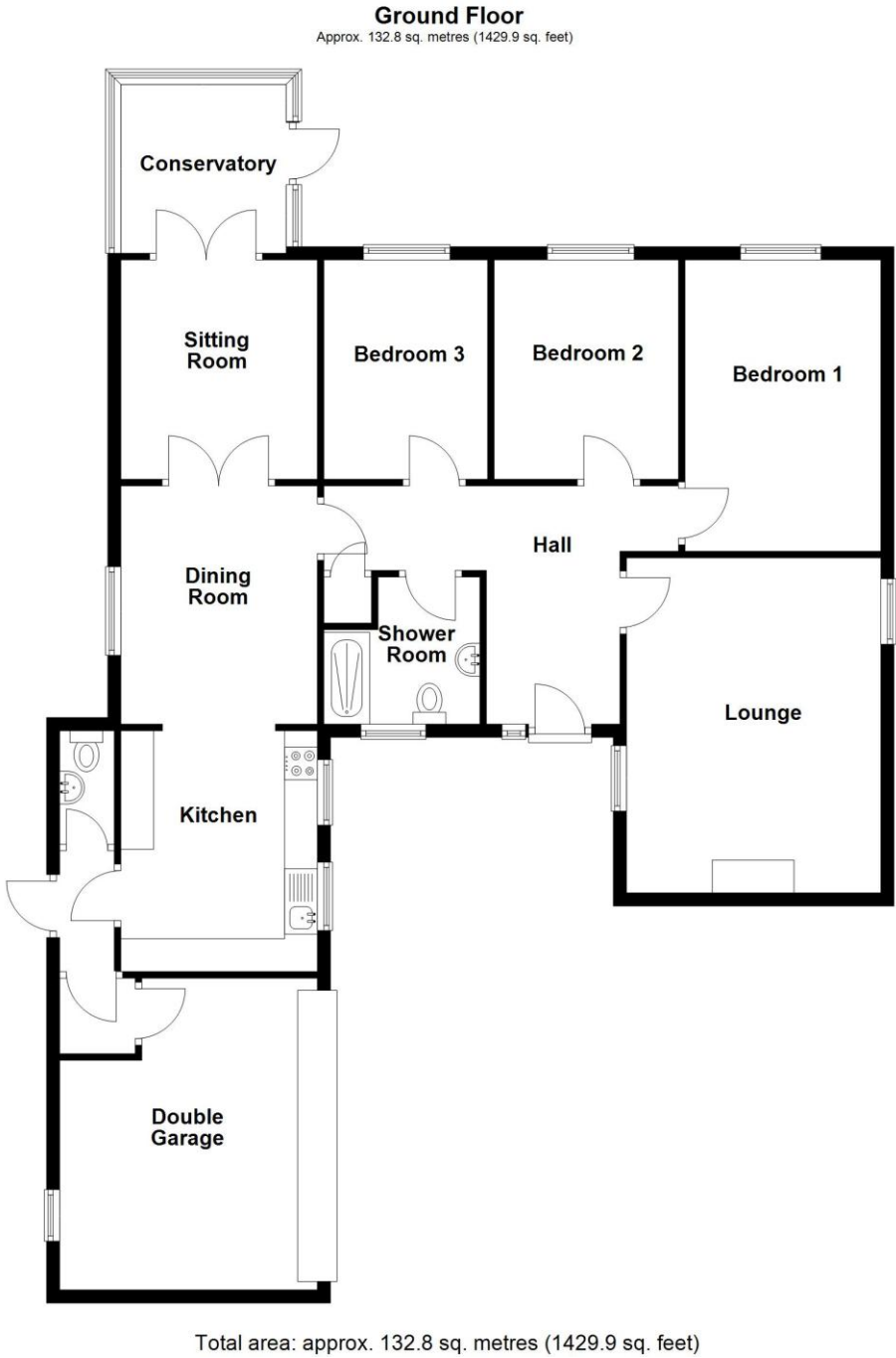


Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+)	A	
(81-91)	B	
(69-80)	C	74
(55-68)	D	
(39-54)	E	55
(21-38)	F	
(1-20)	G	
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	



82 Main Street, North Kyme, Lincoln, Lincolnshire, LN4 4DG

£275,000 Freehold

Winkworth are delighted to have on offer this deceptively spacious and well maintained detached bungalow in the popular village of North Kyme.

Internally the property offers Entrance Hall, Lounge, Dining Room/Sitting Room, Breakfast Kitchen, Cloakroom, Conservatory, Three Double Bedrooms, Family Bathroom & a Double Garage.

The property benefits from uPVC double glazing, oil fired central heating, an extremely spacious driveway providing parking for a number of vehicles and a beautiful landscaped rear garden.

A viewing is Highly Advised to fully appreciate what is on offer.

AMPLE PARKING | LARGE PLOT | INTEGRAL DOUBLE GARAGE | THREE DOUBLE BEDROOMS | LOUNGE & SITTING ROOM | WELL PRESENTED THROUGHOUT | FIELD VIEWS TO THE REAR | SET BACK FROM THE ROAD | CONSERVATORY



ACCOMMODATION

Entrance Hall

Lounge - 16'10" x 12'9" (5.13m x 3.89m)

Dining Room - 11'11" x 9'10" (3.63m x 3m)

Sitting Room - 11' x 9'10" (3.35m x 3m)

Kitchen - 12' x 9'9" (3.66m x 2.97m)

WC

Conservatory - 8'5" x 8'3" (2.57m x 2.51m)

Double Garage - 17'4" x 15'8" (5.28m x 4.78m)

Bedroom 1 - 14'6" x 9'10" (4.42m x 3m)

Bedroom 2 - 11' x 9'3" (3.35m x 2.82m)

Bedroom 3 - 10'9" x 8'2" (3.28m x 2.5m)

LOCAL AUTHORITY

North Kesteven District Council

TENURE

Freehold

COUNCIL TAX BAND

C