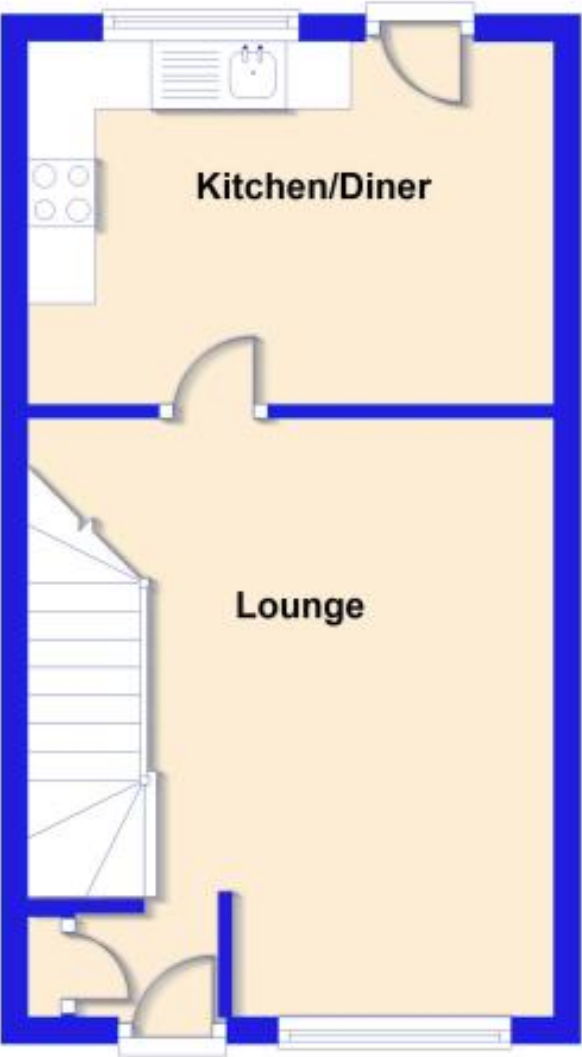


Score	Energy rating	Current	Potential
92+	A		
81-91	B		88 B
69-80	C		
55-68	D	66 D	
39-54	E		
21-38	F		
1-20	G		

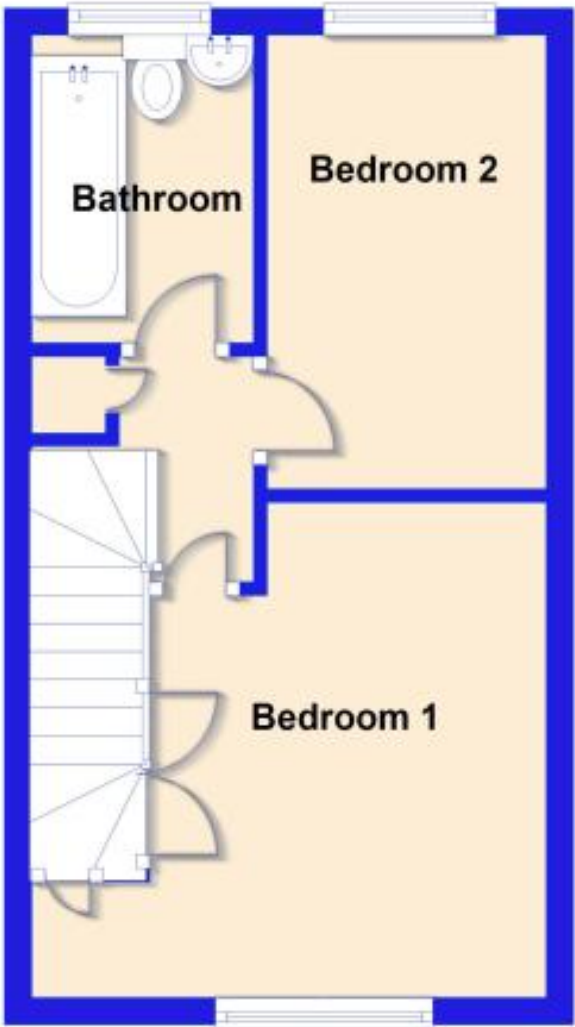
Ground Floor

Approx. 28.0 sq. metres (301.5 sq. feet)



First Floor

Approx. 27.0 sq. metres (291.1 sq. feet)



Total area: approx. 55.1 sq. metres (592.6 sq. feet)



43 The Causeway, Thurlby, Bourne, PE10 0LD

£185,000 Freehold

A well-presented two bedroom end of terraced home with fantastic corner plot garden and plenty of parking to the front. The property is located in the sought after village of Thurlby and benefits from, open plan living room, kitchen/dining room with doors onto the rear garden, two generous bedrooms and family bathroom. The property also benefits from gas central heating to radiators and upvc double glazed windows. To the front there is a driveway providing off road parking with further parking to the side and to the rear the generous lawned garden is fully enclosed and offers the potential for a conservatory or extension (STPP)

Modern Two Bedroom End of Terrace Home | Located in the Popular Village of Thurlby |
No Ongoing Chain | Offering Good Accommodation Throughout | EPC Rating D

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See things differently.



Bedroom Two - 6'2" x 11' (1.88m x 3.35m) With UPVC double glazed window overlooking the rear and radiator

Family Bathroom - A three piece suite comprising a panelled bath with electric shower over, pedestal wash hand basin, low level WC, tiled splash backs, radiator, extractor fan and UPVC double glazed window to the rear

Outside - The property overlooks a green area and is accessed via a tarmac driveway providing ample off road parking. There is also a front garden which is laid to lawn with pathway which leads to the front door. There is gated side access which leads to

Rear Garden - The rear garden is a generous size and mostly laid to lawn with patio area, outside tap, external lighting and enclosed by timber fencing side patio area and garden shed. .

LOCAL AUTHORITY

South Kesteven

TENURE

Freehold

COUNCIL TAX BAND

A

ACCOMMODATION

Door Leading to:

Lounge - 12'9" x 14'5" (3.89m x 4.4m) With UPVC double glazed window to the front, stairs leading to the first floor, storage cupboard, tv point, two radiators and door leading through to

Kitchen Dining Room - 12'9" 8'9" (3.89m 2.67m) With a range of wall and base units with roll edge work top over, single drainer sink with mixer tap, space and plumbing for washing machine, built-in electric oven, four ring electric hob with filter cooker hood over, space for fridge freezer, wall mounted gas boiler supplying hot water and central heating, radiator, UPVC double glazed window to the rear and UPVC double glazed door leading onto the rear patio area

First Floor Landing - With access to the loft and door leading to:

Bedroom One - 12'9" x 12'1" (3.89m x 3.68m) With a fitted wardrobe, radiator, tv point and UPVC double glazed window overlooking the front

