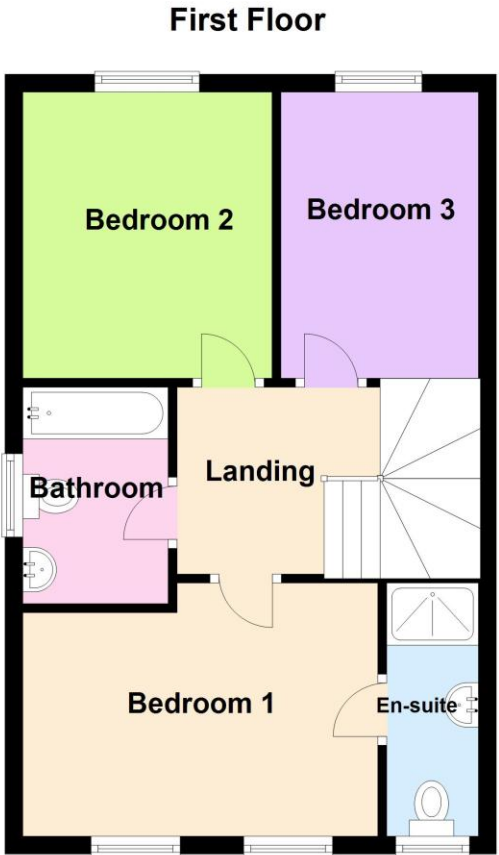


Score	Energy rating	Current	Potential
92+	A		95 A
81-91	B	83 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		



15 Dunsby Close, Ruskington, Sleaford, Lincolnshire, NG34 9XJ

£240,000 Freehold

Winkworth are delighted to offer for sale this absolutely stunning Three Bedroom Semi-Detached Home, built just 6 months ago by well renowned local builder ChanceOption Homes.

BUILT BY CHANCEOPTION HOMES | HIGH SPECIFICATION THROUGHOUT | DRIVEWAY FOR TWO CARS | STILL UNDER 10 YEAR BUILDERS WARRANTY | THREE WELL PROPORTIONED BEDROOMS | ENSUITE TO MASTER | POPULAR VILLAGE LOCATION | EXTENDED PATIO AREA | IMMACULATELY PRESENTED





## ACCOMMODATION

Entrance Hall

Downstairs W/C

Lounge - 16'7" x 13'9" (5.05m x 4.2m)

Kitchen/Diner - 16'9" x 13'7" (5.1m x 4.14m)

Bedroom One - 13'1" x 9'4" (4m x 2.84m)

En-Suite Shower Room

Bedroom Two - 10'7" x 9'2" (3.23m x 2.8m)

Bedroom Three - 10'7" x 7'3" (3.23m x 2.2m)

Family Bathroom

## LOCAL AUTHORITY

North Kesteven District Council

## TENURE

Freehold

## COUNCIL TAX BAND

B

## DESCRIPTION

Internally the property has been finished to a high specification including a German engineered RotPunkt Kitchen with built in Bosch appliances, there is underfloor heating downstairs and the property is immaculately presented.

The property has undergone a range of recent upgrades including a high quality LVT flooring in the Lounge, extended patio area and garden shed.

The accommodation comprises of Entrance Hall, Downstairs W/C, Kitchen/Diner, Lounge with Bi-folding doors, Three Bedrooms, En-Suite and a Family Bathroom.

The current owner tells us that they would be open to selling the furniture and blinds with the property, subject to negotiation.

A viewing of this property is highly advised to appreciate the quality it has to offer.

