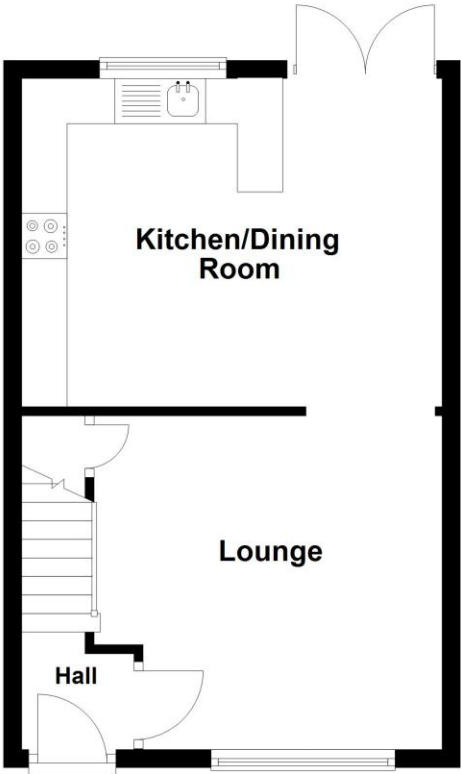


Score	Energy rating	Current	Potential
92+	A		
81-91	B		87 B
69-80	C		
55-68	D	67 D	
39-54	E		
21-38	F		
1-20	G		

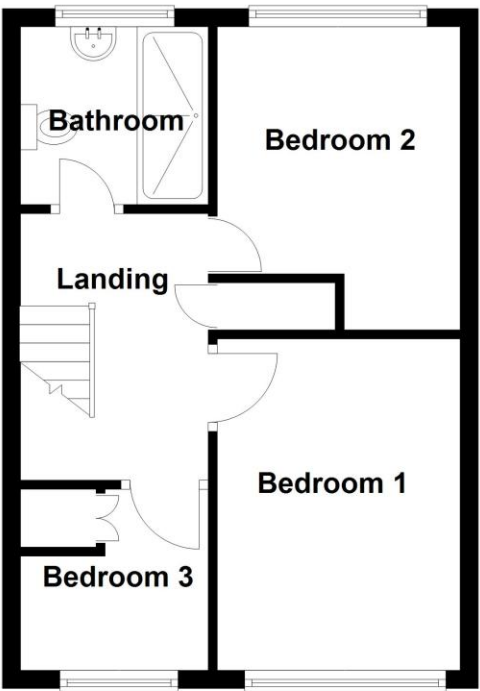
Ground Floor

Approx. 34.4 sq. metres (370.5 sq. feet)



First Floor

Approx. 34.5 sq. metres (371.6 sq. feet)



Total area: approx. 68.9 sq. metres (742.1 sq. feet)



78 Edmunds Road, Cranwell Village, Lincolnshire, NG34 8EP

£205,000 Freehold

This smartly presented three-bedroom end-of-terrace home has been fully renovated by the current owner, making it ideal for someone wanting a turnkey home.

The house has been finished to a high standard with a brand new kitchen, new bathroom, new boiler and radiators, new flooring throughout, as well as being completely re-plastered and redecorated.

Fully Renovated Throughout | Modern Fitted Kitchen | Stylish New Bathroom | Spacious Lounge With Bay Window | Open Plan Kitchen/Diner | Three Well-Proportioned Bedrooms | Landscaped Garden - Front And Rear | Move-In Ready Home



The ground floor features a light and spacious lounge with a bay window to the front, leading through to a stylish open-plan kitchen/dining room at the rear. The kitchen is newly fitted with contemporary units, integrated appliances, and a breakfast bar, with French doors opening out onto the garden. This sociable layout is ideal for both everyday family life and entertaining.

Upstairs, there are three bedrooms, including two generous doubles and a single, all freshly decorated and finished with new carpets. The family bathroom has also been refitted with a modern white suite, complemented by tiled walls and flooring.

Outside, the rear garden is mainly laid to lawn with a patio area perfect for outdoor dining, along with side access and a garage in a block to the rear boundary. The frontage has been landscaped to provide an attractive approach to the property.

With the hard work already done, this home offers buyers the chance to simply move in and enjoy. It would make an excellent choice for first-time buyers, young families, or anyone looking for a well-finished property with nothing left to do.



ACCOMMODATION

Entrance Hall

Kitchen/Diner - 15'3" x 11'11" (4.65m x 3.63m)

Lounge - 12'7" x 12' (3.84m x 3.66m)

Bedroom 1 - 12' x 8'10" (3.66m x 2.7m)

Bedroom 2 - 11' x 8'10" (3.35m x 2.7m)

Bedroom 3 - 6'7" x 6'6" (2m x 1.98m)

Bathroom

Garage

LOCAL AUTHORITY

North Kesteven District Council

TENURE

Freehold

COUNCIL TAX BAND

A

