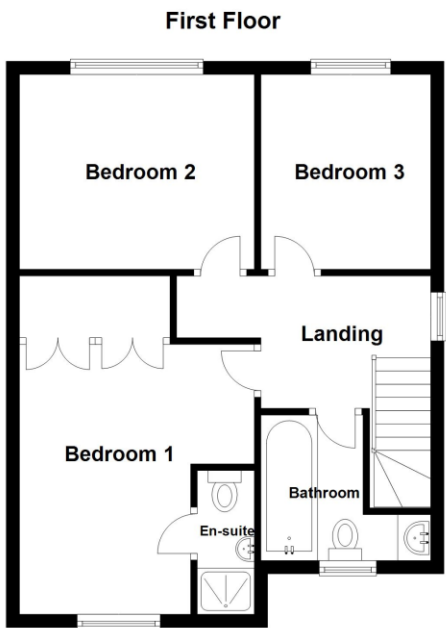
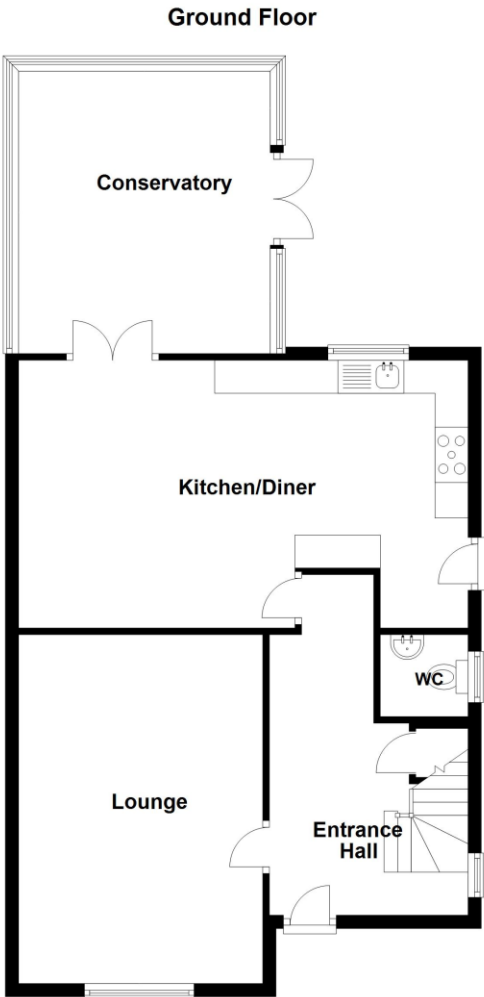


Elmtree Road, Ruskington, Sleaford

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.

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+   | A             |         |           |
| 81-91 | B             |         | 84 B      |
| 69-80 | C             | 72 C    |           |
| 55-68 | D             |         |           |
| 39-54 | E             |         |           |
| 21-38 | F             |         |           |
| 1-20  | G             |         |           |



84 Elmtree Road, Ruskington, Sleaford, Lincolnshire, NG34

£269,950 Freehold

This Three Double Bedroom Detached home is a close to village centre location, great sized accommodation which is excellently presented throughout and a non-overlooked position.

The accommodation comprises of Entrance Hall, Downstairs Cloakroom, Lounge, Kitchen Diner, Conservatory, Utility Room, Three Double Bedrooms, Ensuite to Master and Family Bathroom.

Three Good Sized Bedrooms | Well Proportioned Accommodation | Conservatory | Downstairs W/C | Built by ChanceOption Homes | Well Presented Throughout | Popular Village Location | UPVC D/G & GCH | Ample Parking





**DESCRIPTION**

he property has been tastefully redecorated throughout, along with new flooring making it the perfect turnkey home. The current owners have also gravelled the front lawn to create extra parking, whilst still benefitting from the block paved driveway to the side, leading the to detached garage.

A viewing is highly advised!

**ACCOMMODATION**

Entrance Hall

Downstairs Cloakroom

Living Room - 15'5" x 13'6" (4.7m x 4.11m)

Kitchen/Diner - 22'5" x 9'2" (6.83m x 2.8m)

Conservatory - 12'8" x 12'3" (3.86m x 3.73m)

Bedroom One - 14'1" x 10'4" (4.3m x 3.15m)

En-Suite Shower Room

Bedroom Two - 10'4" x 9'7" (3.15m x 2.92m)

Bedroom Three - 12'10" x 8'7" (3.9m x 2.62m)

Family Bathroom

Garage

**LOCAL AUTHORITY**

North Kesteven District Council

**TENURE**

Freehold

**COUNCIL TAX BAND**

C

