

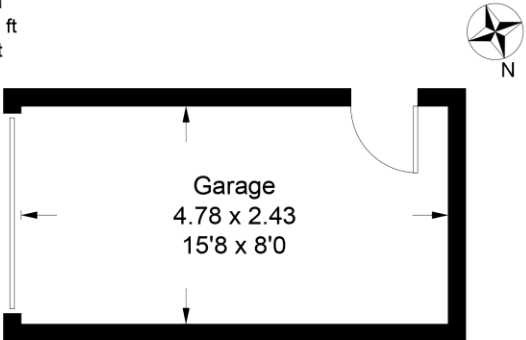
The Hurn, Digby, Lincoln

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.

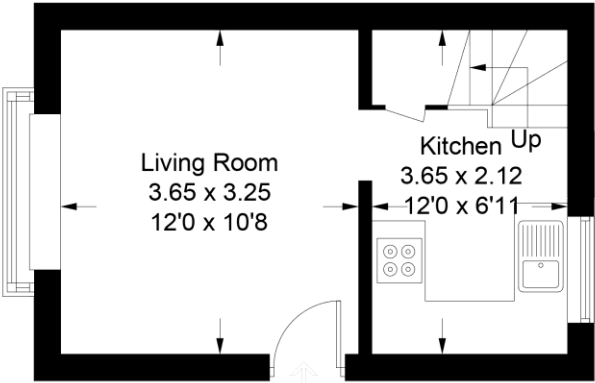
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	71 C	78 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

21 The Hurn

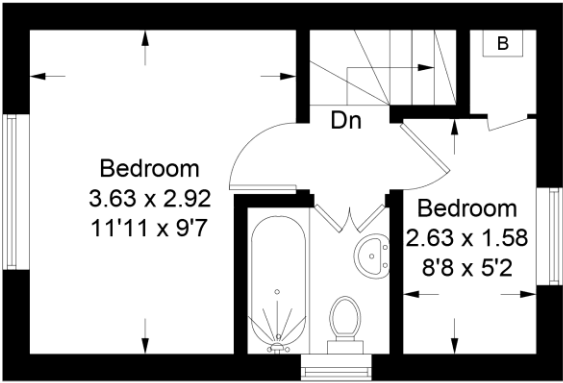
Approximate Gross Internal Area
Ground Floor = 21.0 sq m / 226 sq ft
First Floor = 20.8 sq m / 223 sq ft
Garage = 11.8 sq m / 127 sq ft
Total = 53.6 sq m / 576 sq ft



(Not Shown In Actual Location / Orientation)



Ground Floor



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale.



21 The Hurn, Digby, Lincoln, Lincolnshire, LN4 3NH

£169,950 Freehold

Tucked away in a quiet cul-de-sac, this two-bedroom semi-detached home offers great outside space with ample parking to the front and gated access through to a covered carport and detached garage. Its the perfectt house for anyone needing good storage or who has multiple vehicles.

Quiet Cul-De-Sac Position | Large Rear Garden | Corner Plot | Two Bedrooms | Modern Bathroom | Ample Parking | Carport | Detached Garage



ACCOMMODATION

Living Room - 12' x 10'8" (3.66m x 3.25m)

Kitchen - 12' x 6'11" (3.66m x 2.1m)

Bedroom 1 - 11'11" x 9'7" (3.63m x 2.92m)

Bedroom 2 - 8'8" x 5'2" (2.64m x 1.57m)

Bathroom

Garage - 15'8" x 8' (4.78m x 2.44m)

LOCAL AUTHORITY

North Kesteven District Council

TENURE

Freehold

COUNCIL TAX BAND

A

DESCRIPTION

The ground floor has a bright, welcoming living room with a large front window, leading through to a kitchen that overlooks the garden.

Upstairs are two bedrooms, including a generous main bedroom, along with a modern bathroom finished with smart grey tiling. Everything is well laid out, making good use of the available space.

What really sets this home apart is the size of the rear garden. Backing onto open green space, it offers a lovely sense of privacy with plenty of space for outdoor entertaining

