



BLUE TOWN, LINCOLNSHIRE, NG33
£184,950 FREEHOLD

**SPLENDID COTTAGE LOCATED IN THE HEART
OF THIS DESIRABLE VILLAGE**

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SUMMARY:

This splendid cottage is situated in the heart of the much sought after village of Skillington, a village where outstanding natural beauty provides an ideal backdrop. The spacious property offers an abundance of character, charm and features. Externally the property enjoys an enclosed garden and outbuilding. Epc Rating – D

ACCOMMODATION

Entrance Hall - Accessed via a double glazed door to the front aspect, radiator and under stairs storage cupboard.

Lounge - Having a double glazed window to the front aspect, wood burning stove, two radiators and exposed beams.

Family Kitchen - Having a Velux roof window and window to the rear aspect, fitted wall and base units, 1 1/2 basin single drainer sink unit with mixer tap, four ring ceramic hob, electric double oven, plumbing for washing machine, part tiled flooring, wood laminate flooring and stairs rise to the first floor landing.

Cloakroom/Wc - Comprising of a two piece suite to include low level flush w/c, wash hand basin, radiator and tiled flooring. A frosted double glazed window overlooks the side aspect.

Rear Entrance - Having a double glazed door to the rear aspect, radiator and tiled flooring.

First Floor Landing - Having a split level landing, loft access, linen cupboard and radiator.

Bedroom One - With a double glazed window to the side aspect and radiator.

Bedroom Four/Dressing Room - Located off bedroom one and having a double glazed window

to the rear aspect, radiator and wood laminate flooring.

Bedroom Two - With a double glazed window to the front aspect, radiator and two sets of double wardrobes incorporate hanging and storage space.

Bedroom Three - Having a double glazed window to the rear aspect and radiator.

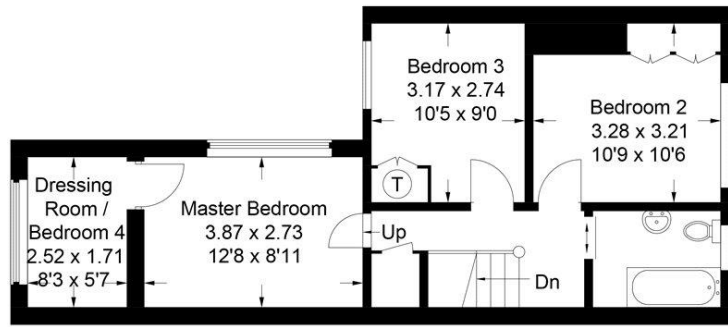
Bathroom/Wc - Comprising of a panelled bath with shower over, wash hand basin, low level flush w/c and heated towel rail. A frosted double glazed window overlooks the front aspect.

Outside - The property enjoys an enclosed garden and two brick built outbuildings.

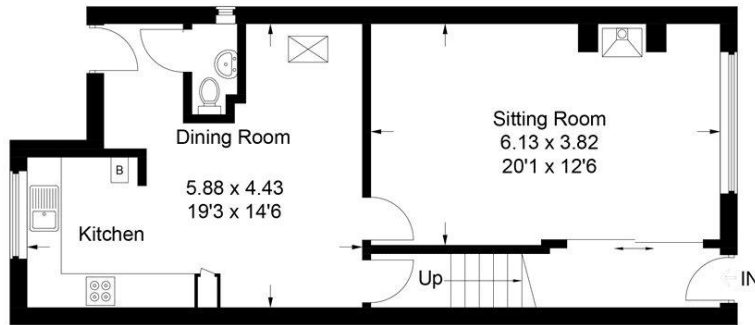


2 Blue Town

Approximate Gross Internal Area
Ground Floor = 58.1 sq m / 625 sq ft
First Floor = 46.8 sq m / 504 sq ft
Total = 104.9 sq m / 1129 sq ft



First Floor



Ground Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.
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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.

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