

Homestead Gardens, Thurlby, Bourne

Approximate gross internal area:

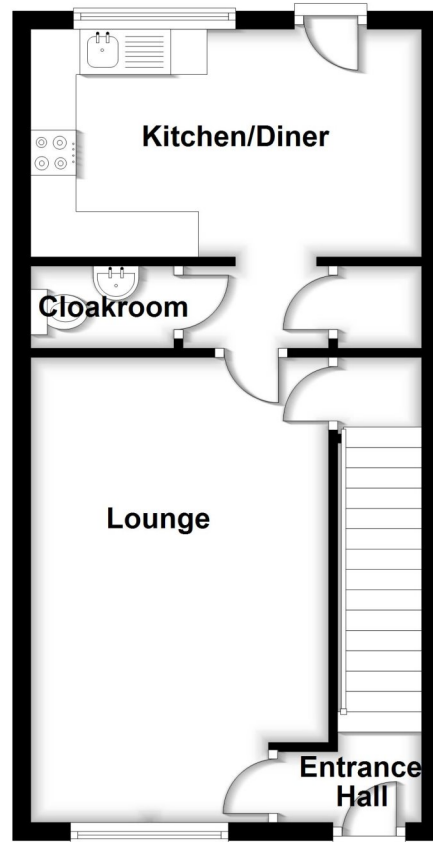
Main house	Insert measurements
Insert area	Insert measurements
Insert area	Insert measurements
Total	Insert total

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.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
		88
	73	
England, Scotland & Wales		EU Directive

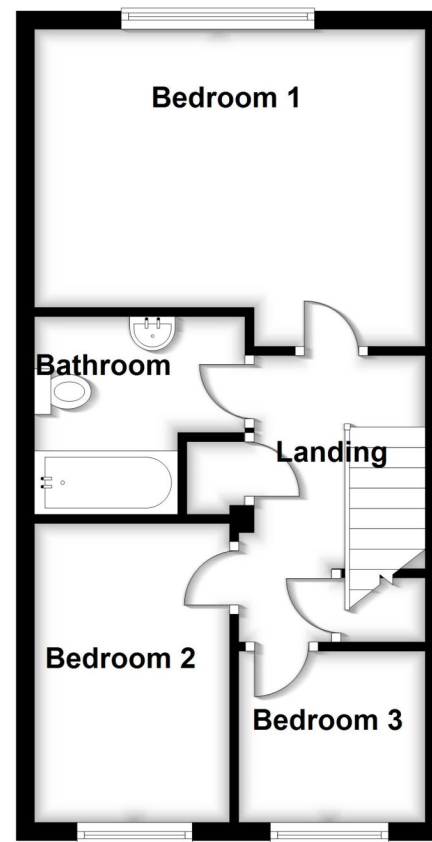
Ground Floor

Approx. 37.7 sq. metres (405.3 sq. feet)



First Floor

Approx. 37.7 sq. metres (405.3 sq. feet)



Total area: approx. 75.3 sq. metres (810.6 sq. feet)



8 Homestead Gardens, Thurlby, Bourne, Lincolnshire, PE10 0BE

£143,500 To be advised

70% SHARED OWNERSHIP. A three bedroom terraced home located in the sought after village of Thurlby with views over open fields. The property offer excellent accommodation benefiting from, entrance hall with stairs to the first floor, lounge, kitchen/dining room and downstairs cloakroom. On the first floor there are three bedrooms and newly fitted family bathroom. Outside to the front there is allocated parking for 2 cars and to the rear a fully enclosed lawned garden with views over open fields. Please call 01778 392807 for more information.

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ACCOMMODATION

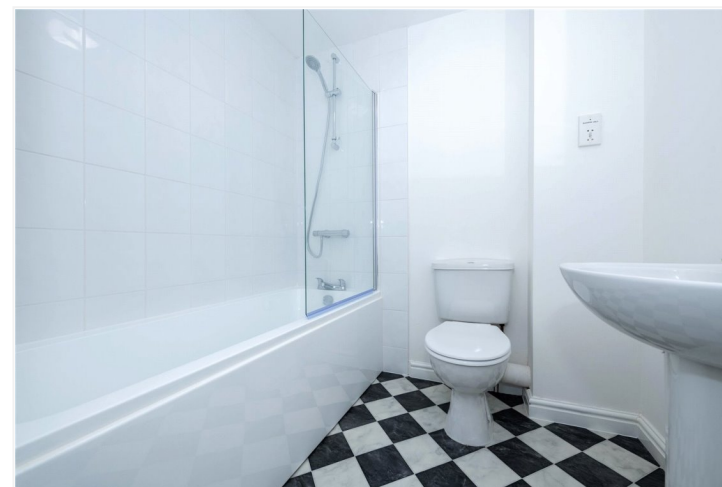
Entrance Hall - With stairs leading to the first floor and door leading to:

Lounge - 16'11" x 10'9" (5.16m x 3.28m) With upvc double glazed window to the front, radiator, power points, under stairs storage cupboard and door leading to:

Inner Hall - With built in storage cupboard with space for a fridge freezer, open to the kitchen and door leading to:

Downstairs Cloakroom - With low level wc, wash hand basin.

Kitchen/Diner - 14'4" x 8'3" (4.37m x 2.51m) With fitted units comprising, sink with cupboard below, good range of wall and base units, space for cooker, space and plumbing for washing machine, space and plumbing for dishwasher, wall mounted gas boiler supplying hot water and central heating, part tiled walls, upvc double glazed window and door onto the rear garden.



First Floor Landing - With built in airing cupboard and door leading to:

Bedroom One - 14'3" x 11'6" (4.34m x 3.5m) With upvc double glazed window overlooking the rear with views, radiator, power points.

Bedroom Two - 10'4" x 7'1" (3.15m x 2.16m) With upvc double glazed window to the front, radiator and power points.

Bedroom Three - 7'6" x 6'5" (2.29m x 1.96m) With upvc double glazed window to the front, radiator and power points.

Bathroom - Newly fitted suite comprising, panelled bath with shower and glass screen, low level wc, wash hand basin and part tiled walls.

Outside - To the front there is a driveway providing off road parking for two/three cars. The rear garden is a particular feature with paved patio leading onto a fully enclosed lawned garden with fantastic views over open fields. There is also rear access.

LOCAL AUTHORITY

South Kesteven District Council

TENURE

To be advised

COUNCIL TAX BAND

B