



briggs residential

**70 BURCHNALL CLOSE
DEEPING ST JAMES PE6 8TG
£210,000**

FREEHOLD



Occupying a superb position with a large rear garden, this two bedroom semi detached home has a driveway to the side which provides parking for two vehicles and leads to a single garage. Ideal for the first time buyer, this well kept home has a modern kitchen and viewing is highly advised.

**Visit our website: www.briggsresidential.co.uk
17 Market Place Market Deeping PE6 8EA Tel: 01778 349300**

**Opening Hours: Monday to Friday - 9.00am until 6.00pm
Saturday - 9.00am until 4.00pm: Sunday—Closed**

Entrance door opening to

HALLWAY

With storage cupboard and doors to kitchen and lounge.

LOUNGE 15'2 x 11'5 (4.62m x 3.48m)

With radiator, contemporary panelling with wall mounted TV point, window to rear aspect, door to rear garden and stairs to first floor with built in cupboard.

KITCHEN 8' x 7'6 (2.44m x 2.29m)

Comprising wall and base units, built in oven with hob and extractor hood above, plumbing for washing machine, fridge space, work surface, wall tiling, sink unit and window to front aspect.

LANDING

BEDROOM ONE 11'6 x 11'6 (3.51m x 3.51m)

With radiator and window to rear aspect.

BEDROOM TWO 11'8 x 5'4 (3.56m x 1.63m)

With radiator and window to front aspect.

BATHROOM

Comprising panelled bath with shower above and attractive screen, vanity unit housing wash hand basin, low flush WC, airing cupboard, radiator and window to front aspect.

OUTSIDE

The driveway provides parking leads to a single garage. The good size rear garden is mainly laid to lawn with patio area and decked area.

EPC RATING: TBC

COUNCIL TAX BAND: A (SKDC)



Measurements are approximate. Not to scale. Illustrative purposes only.
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