



# briggs residential

**7 SPEEDWELL COURT  
DEEPING ST JAMES PE6 8SY  
OFFERS OVER £165,000**

**FREEHOLD**



Situated at the end of a small cul-de-sac and offered for sale with no chain, this two bedroom mid-terrace home has gas fired central heating, UPVC double glazed windows, off road parking and an enclosed easy to maintain garden to the rear. Ideal for the first time buyer, book your viewing today.

**Visit our website: [www.briggsresidential.co.uk](http://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**

Front entrance door opening to

### HALLWAY

With radiator.

### LOUNGE 15'10 x 11'4 (4.83m x 3.45m)

With radiator, TV point, stairs leading to first floor, window to rear elevation and door to rear garden.

### KITCHEN 8'9 x 8'6 (2.67m x 2.59m)

With a range of wall and base units, built-in oven with hob and extractor hood above, plumbing for dishwasher, fridge space, work surface, wall tiling, sink unit and window to front elevation.

### LANDING

### BEDROOM ONE 11'11 x 11'10 (3.63m x 3.61m)

With radiator, TV point and window to rear elevation.

### BEDROOM TWO 12'2 x 5'8 (3.71m x 1.73m)

With radiator and window to front elevation.

### BATHROOM

Comprising panelled bath with shower above, wash-hand basin, low flush WC, radiator and window to front elevation.

### OUTSIDE

The property has off road parking nearby and a fully enclosed rear garden which is designed for easy maintenance.

EPC RATING: C

COUNCIL TAX BAND: A (SKDC)

