

OPENING HOURS
Monday to Friday. 9.00am until 6.00pm
Saturday. 9.00am until 4.00pm
Sunday. Closed



**8 DUCHESS DRIVE, MARKET DEEPING
PE6 8FN**

£360,000

FREEHOLD



**briggs
residential**

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Market Deeping
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Offered for sale with no chain and offering surprisingly spacious accommodation, this detached family home features a 22' x 10' kitchen/ dining room and also benefits from having a good size lounge and a separate study. To the first floor there are four double bedrooms with an exceptionally large master bedroom with en-suite. With a fully enclosed rear garden and driveway that leads to a single garage, uniquely, this house which was purchased in 2014 has never been lived in and is therefore offered for sale in immaculate decorative order.

Front entrance door opening to

HALLWAY

An impressive entrance hall with tiled flooring, radiator and stairs leading to first floor.

CLOAKROOM

Comprising low flush WC, wash-hand basin and window to side elevation.

LOUNGE 18'5 x 11' (5.61m x 3.35m)

With radiators, window to front elevation and French doors opening onto the rear garden.

STUDY 10' x 9' (3.05m x 2.74m)

With radiator and window to front elevation.

KITCHEN/DINING ROOM 22' x 10'1 (6.71m x 3.07m)

A large room with tiled flooring and a range of wall and base units with work surface and splash-back, built-in appliances, sink unit, window to rear elevation, dining area with tiled flooring, window to side elevation, radiator and door to

UTILITY ROOM 11'8 x 6'5 (3.56m x 1.96m)

With a range of base units, plumbing for washing machine, space for tumble dryer, central heating boiler, tiled flooring, window to side elevation and door to rear garden.

LANDING

With access to loft and storage cupboard.

MASTER BEDROOM 17'9 x 11'1 (5.41m x 3.38m)

A light and airy room with windows to front and rear elevations, radiator, two sets of built-in double wardrobes and door to

EN-SUITE

Comprising walk-in double shower cubicle, wash-hand basin, low flush WC, heated towel rail and window to front elevation.

BEDROOM TWO 13'5 x 10'3 (4.09m x 3.12m)

With radiator and windows to rear and side elevations.

BEDROOM THREE 10'1 x 9'5 (3.07m x 2.87m)

With radiator and window to front elevation.

BEDROOM FOUR 10'2 x 8' (3.10m x 2.44m)

With radiator and window to rear elevation.

BATHROOM

Comprising panelled bath with mixer tap and shower attachment above, wash-hand basin, low flush WC, heated towel rail and window to side elevation.

OUTSIDE

The property is approached via a driveway which provides parking for several vehicles and leads to a single garage.

The rear garden is fully enclosed and mainly laid to lawn with patio area and paving.

EPC RATING: TBC

COUNCIL TAX BAND: E (SKDC)



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